

Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode

1710/228 LA TROBE STREET MELBOURNE VIC 3000

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Single Price

or range
between

\$550,000

&

\$600,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$395,000

Property type

Other

Suburb

Melbourne

Period-from

01 May 2023

to

30 Apr 2024

Source

Corelogic

Comparable property sales (*Delete A or B below as applicable)

A* These are the three properties sold within two kilometres of the property for sale in the last 6 months that the estate agent or agent's representative considers to be most comparable to the property for sale.

Address of comparable property

Price

Date of sale

2305/157 A'BECKETT STREET MELBOURNE VIC 3000	\$550,000	23-Nov-23
1303/250 ELIZABETH STREET MELBOURNE VIC 3000	\$565,000	21-Dec-23
505/141-149 LA TROBE STREET MELBOURNE VIC 3000	\$550,000	31-Jan-24

OR

B* ~~The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within two kilometres of the property for sale in the last 6 months.~~

This Statement of Information was prepared on: 07 May 2024



**2305/157 A'BECKETT STREET
MELBOURNE VIC 3000**

2 1 -

Sold Price **\$550,000** Sold Date **23-Nov-23**

Distance **0.3km**



**1303/250 ELIZABETH STREET
MELBOURNE VIC 3000**

2 1 -

Sold Price **\$565,000** Sold Date **21-Dec-23**

Distance **0.34km**



**505/141-149 LA TROBE STREET
MELBOURNE VIC 3000**

2 1 -

Sold Price **\$550,000** Sold Date **31-Jan-24**

Distance **0.46km**

RS = Recent sale

UN = Undisclosed Sale

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