

Statement of Information
**Single residential property
located in the Melbourne metropolitan area**

M I C M

Section 47AF of the *Estate Agents Act 1980*

Property offered for sale

Address
Including suburb and
postcode

1903 105 Batman Street, West Melbourne, 3003

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting

Single price

or range between

\$630,000.00

&

\$680,000.00

Median sale price

Median price

\$580,000.00

Property type

Unit/Apartment

Suburb

WEST MELBOURNE

Period
-
From

Oct 2025

to

Dec 2025

Source

REIV

Comparable property sales

These are the three properties sold within two kilometres of the property for sale in the last six 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
3412/639 Lonsdale St MELBOURNE 3000	\$640,000.00	31/03/2026
511/23 Batman St WEST MELBOURNE 3003	\$668,000.00	4/03/2026
511/23 Batman St WEST MELBOURNE 3003	\$668,000.00	4/03/2026

This Statement of Information was prepared on: Tuesday 07th April 2026