

## 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

2109/60 A'BECKETT STREET MELBOURNE VIC 3000

### Indicative selling price

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

Single Price

or range  
between

\$400,000

&

\$440,000

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$415,000

Property type

Unit

Suburb

Melbourne

Period-from

01 Aug 2025

to

31 Jul 2026

Source

Cotality

### 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

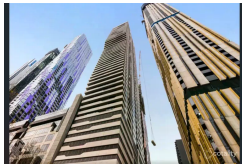
Date of sale

|                                             |           |           |
|---------------------------------------------|-----------|-----------|
| 1507/80 A'BECKETT STREET MELBOURNE VIC 3000 | \$430,000 | 31-May-26 |
| 2903/80 A'BECKETT STREET MELBOURNE VIC 3000 | \$419,500 | 07-Jul-26 |
| 4110/119 ABECKETT STREET MELBOURNE VIC 3000 | \$415,000 | 09-May-26 |

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: 31 August 2026



**1507/80 A'BECKETT STREET  
MELBOURNE VIC 3000**

 1  1  -

Sold Price **\$430,000** Sold Date **31-May-26**

Distance **0.03km**

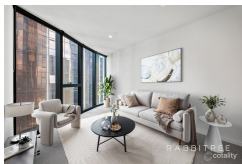


**2903/80 A'BECKETT STREET  
MELBOURNE VIC 3000**

 1  1  -

Sold Price **\$419,500** Sold Date **07-Jul-26**

Distance **0.03km**



**4110/119 ABECKETT STREET  
MELBOURNE VIC 3000**

 1  1  -

Sold Price **\$415,000** Sold Date **09-May-26**

Distance **0.16km**

**RS** = Recent sale      **UN** = Undisclosed Sale

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