

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

501/250 ELIZABETH 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

\$320,000

&

\$350,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$413,250

Property type

Unit

Suburb

Melbourne

Period-from

01 Jun 2025

to

31 May 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

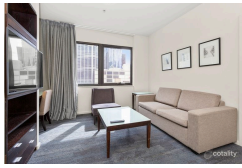
Date of sale

720/250 ELIZABETH STREET MELBOURNE VIC 3000	\$307,000	22-May-26
1011/250 ELIZABETH STREET MELBOURNE VIC 3000	\$313,500	05-Feb-26
113/318-322 LITTLE BOURKE STREET MELBOURNE VIC 3000	\$340,000	17-Mar-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: 03 June 2026


**720/250 ELIZABETH STREET
MELBOURNE VIC 3000**

 1
  1
  -

Sold Price

^{RS}
\$307,000

Sold Date

22-May-26

Distance

0km

**1011/250 ELIZABETH STREET
MELBOURNE VIC 3000**

 1
  1
  -

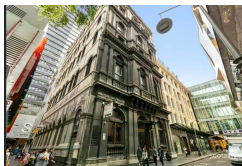
Sold Price

\$313,500

Sold Date

05-Feb-26

Distance

0km

**113/318-322 LITTLE BOURKE
STREET MELBOURNE VIC 3000**

 1
  1
  -

Sold Price

\$340,000

Sold Date

17-Mar-26

Distance

0.04km
RS = Recent sale

UN = Undisclosed Sale

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