

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

51a O'Connell Street, North Melbourne Vic 3051

Indicative selling price

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

Range between \$1,375,000

&

\$1,475,000

Median sale price

Median price \$1,135,000

Property Type Townhouse

Suburb North Melbourne

Period - From 10/08/2025

to

09/08/2026

Source Property Data

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 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
1		
2		
3		

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 six months.~~

This Statement of Information was prepared on:

10/08/2026 15:51

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Indicative Selling Price

\$1,375,000 - \$1,475,000

Median Townhouse Price

10/08/2025 - 09/08/2026: \$1,135,000



2 2 1

Rooms: 4

Property Type: Warehouse

Land Size: Strata sqm approx

Agent Comments

Spiralling up to a spectacular rooftop terrace in a mesmerizing display of form, flair and spatial flexibility, this award-winning warehouse residence known as the “CHAMELEON” from renowned Architect Cassandra Fahey is a stunning city-edge lifestyle retreat.

Comparable Properties

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 six months.