

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

599-601 KING STREET WEST MELBOURNE VIC 3003

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

\$1,800,000

&

\$1,980,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$1,400,000

Property type

House

Suburb

West Melbourne

Period-from

01 May 2025

to

30 Apr 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

581 KING STREET WEST MELBOURNE VIC 3003	\$2,095,000	25-Nov-25
440 ABBOTSFORD STREET NORTH MELBOURNE VIC 3051	\$1,945,000	22-Nov-25
163-165 RODEN STREET WEST MELBOURNE VIC 3003	\$2,075,000	18-Apr-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: 08 May 2026



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**581 KING STREET WEST
MELBOURNE VIC 3003**

4 2 1

Sold Price **\$2,095,000** Sold Date **25-Nov-25**

Distance **0.05km**



**440 ABBOTSFORD STREET NORTH
MELBOURNE VIC 3051**

4 2 1

Sold Price **\$1,945,000** Sold Date **22-Nov-25**

Distance **1.12km**



**163-165 RODEN STREET WEST
MELBOURNE VIC 3003**

3 1 -

Sold Price ^{RS} **\$2,075,000** Sold Date **18-Apr-26**

Distance **0.35km**

RS = Recent sale

UN = Undisclosed Sale

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