

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

6/398 La Trobe Street, Melbourne Vic 3000

Indicative selling price

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

Range between \$550,000 & \$600,000

Median sale price

Median price \$485,000

Property Type Unit

Suburb Melbourne

Period - From 01/04/2025

to 31/03/2026

Source REIV

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	901/87 Franklin St MELBOURNE 3000	\$588,000	30/01/2026
2	301/68 La Trobe St MELBOURNE 3000	\$580,000	14/01/2026
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:

30/06/2026 18:09



2
 1
 1

Rooms: 3
Property Type: Apartment
Agent Comments

Indicative Selling Price

\$550,000 - \$600,000

Median Unit Price

Year ending March 2026: \$485,000

Comparable Properties



901/87 Franklin St MELBOURNE 3000 (REI/VG)

Agent Comments

2
 1
 1

Price: \$588,000
Method: Private Sale
Date: 30/01/2026
Property Type: Apartment



301/68 La Trobe St MELBOURNE 3000 (REI/VG)

Agent Comments

2
 1
 1

Price: \$580,000
Method: Private Sale
Date: 14/01/2026
Property Type: Apartment
Land Size: 83 sqm approx

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.

Account - Buxton (Port Phillip) Pty Ltd | P: 03 9536 7222