

609/4 Bik Lane, Fitzroy North Vic 3068



2 Bed 2 Bath 1 Car

Property Type: Strata Unit/Flat

Indicative Selling Price

\$680,000 - \$730,000

Median House Price

04/05/2025 - 03/05/2026: \$700,500

Comparable Properties



905/470 Smith Street, Collingwood 3066 (REI/VG)

2 Bed 1 Bath 1 Car

Price: \$740,000

Method: Private Sale

Date: 16/01/2025

Property Type: Apartment

Agent Comments: Inferior location on busy street, similar accommodation and condition, only 1 bathroom, superior outdoor space



117/470 Smith Street, Collingwood 3066 (REI/VG)

2 Bed 2 Bath 1 Car

Price: \$680,000

Method: Private Sale

Date: 25/12/2025

Property Type: Apartment

Agent Comments: Inferior location on busy street, same accommodation & condition



502/58 Queens Parade, Fitzroy North 3068 (REI/VG)

2 Bed 2 Bath 1 Car

Price: \$690,000

Method: Private Sale

Date: 20/12/2025

Property Type: Apartment

Agent Comments: Inferior location busy street, same accommodation & condition

Statement of Information

Internet advertising for single residential property located within or outside the Melbourne metropolitan area

Sections 47AF of the *Estate Agents Act 1980*

Property offered for sale

Address
Including suburb or
locality and postcode

609/4 Bik Lane, Fitzroy North Vic 3068

Indicative selling price

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

Range between \$680,000 & \$730,000

Median sale price

Median price \$700,500 Unit x Suburb Fitzroy North

Period - From 04/05/2025 to 03/05/2026 Source REIV

Comparable property sales

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
905/470 Smith Street, COLLINGWOOD 3066	\$740,000	16/01/2026
117/470 Smith Street, COLLINGWOOD 3066	\$680,000	25/12/2025
502/58 Queens Parade, FITZROY NORTH 3068	\$690,000	20/12/2025

This Statement of Information was prepared on:

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