

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

2713/120 A'Beckett 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

\$330,000

&

\$350,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$459,000

Property type

Unit

Suburb

Melbourne

Period-from

01 Apr 2020

to

31 Mar 2021

Source

Corelogic

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

1113/120 A'Beckett Street Melbourne VIC 3000	\$408,000	03-Nov-19
2907/120 A'Beckett Street Melbourne VIC 3000	\$433,000	08-Apr-20
3707/120 A'Beckett Street Melbourne VIC 3000	\$397,000	10-Feb-21

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: 21 April 2021

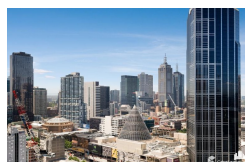


**1113/120 A'Beckett Street
Melbourne VIC 3000**

 1  1  1

Sold Price **\$408,000** Sold Date **03-Nov-19**

Distance -



**2907/120 A'Beckett Street
Melbourne VIC 3000**

 1  1  -

Sold Price **\$433,000** Sold Date **08-Apr-20**

Distance -



**3707/120 A'Beckett Street
Melbourne VIC 3000**

 1  1  1

Sold Price **\$397,000** Sold Date **10-Feb-21**

Distance -

RS = Recent sale UN = Undisclosed Sale

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