

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 1007/33 Mackenzie Street, Melbourne, VIC 3000

Indicative selling price

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

Single Price \$390,000

Median sale price

Median price \$505,000 Property Type Apartment Suburb Melbourne (3000)

Period - From 27/08/2021 to 26/08/2022 Source realestate.com.au

Comparable property sales

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
2309/8 DOWNIE STREET, MELBOURNE VIC 3000	\$396,000	05/08/2022
1306/1 WILLIAM STREET, MELBOURNE VIC 3000	\$390,500	08/07/2022
2209/8 DOWNIE STREET, MELBOURNE VIC 3000	\$410,000	30/03/2022

This Statement of Information was prepared on: 26/08/2022