

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

1901/620 Collins Street, Melbourne Vic 3000

Indicative selling price

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

Range between \$600,000

&

\$640,000

Median sale price

Median price \$501,900

Property Type Unit

Suburb Melbourne

Period - From 01/01/2021

to 31/12/2021

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	604/108 Flinders St MELBOURNE 3000	\$659,000	09/11/2021
2	2906/27 Therry St MELBOURNE 3000	\$625,000	21/09/2021
3	2901/38 Rose La MELBOURNE 3000	\$602,000	10/11/2021

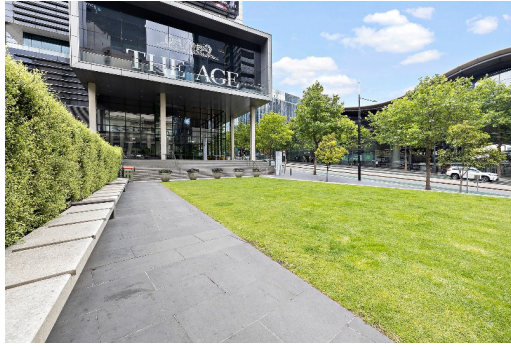
OR

~~**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:

27/01/2022 14:57

1901/620 Collins Street, Melbourne Vic 3000



 2  2  1

Property Type: Apartment

Agent Comments

Indicative Selling Price

\$600,000 - \$640,000

Median Unit Price

Year ending December 2021: \$501,900

Comparable Properties

604/108 Flinders St MELBOURNE 3000 (VG)

Agent Comments

 2  -  -

Price: \$659,000

Method: Sale

Date: 09/11/2021

Property Type: Flat/Unit/Apartment (Res)

2906/27 Therry St MELBOURNE 3000 (VG)

Agent Comments

 2  -  -

Price: \$625,000

Method: Sale

Date: 21/09/2021

Property Type: Flat/Unit/Apartment (Res)



2901/38 Rose La MELBOURNE 3000 (REI/VG)

Agent Comments

 2  2  1

Price: \$602,000

Method: Private Sale

Date: 10/11/2021

Property Type: Apartment

Account - Belle Property Carlton & Melbourne | P: 03 9347 1170 | F: 03 9347 1161



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