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

1210/601 Little Collins Street, Melbourne Vic 3000

Indicative selling price

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

Single price | $525,000

Median sale price

| Median price | $455,000 | Property Type | Unit | Suburb | Melbourne |

| Period - From | 01/04/2019 | to | 30/06/2019 | 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	1804/109 Clarendon St SOUTHBANK 3006	$536,000	31/08/2019
2	702/220 Spencer St MELBOURNE 3000	$522,000	27/07/2019
3	1706/33 Blackwood St NORTH MELBOURNE 3051	$515,000	16/07/2019

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: | 16/09/2019 11:21

1210/601 Little Collins Street, Melbourne Vic 3000

🛏 2   🛁 2   🚗

Rooms: 3
Property Type: Retirement Village Individual Flat/Unit

Agent Comments

Indicative Selling Price
$550,000
Median Unit Price
June quarter 2019: $455,000

Comparable Properties

1804/109 Clarendon St SOUTHBANK 3006 (REI)

🛏 2   🛁 2   🚗 1

Price: $536,000
Method: Private Sale
Date: 31/08/2019
Rooms: 3
Property Type: Apartment

Agent Comments

702/220 Spencer St MELBOURNE 3000 (REI)

🛏 2   🛁 2   🚗 -

Price: $522,000
Method: Auction Sale
Date: 27/07/2019
Property Type: Apartment

Agent Comments

1706/33 Blackwood St NORTH MELBOURNE 3051 (REI/VG)

🛏 2   🛁 1   🚗 -

Price: $515,000
Method: Private Sale
Date: 16/07/2019
Rooms: 3
Property Type: Apartment

Agent Comments

Account - Melbourne RE | P: 03 9829 2900 | F: 03 9829 2951

REIV   propertydata.com.au