

## 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

6/5 DAVISONS PLACE MELBOURNE VIC 3000

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting) (\*Delete single price or range as applicable)

Single Price

or range  
between

\$580,000

&

\$620,000

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$412,375

Property type

Unit

Suburb

Melbourne

Period-from

01 May 2023

to

30 Apr 2024

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

1907/68 LA TROBE STREET MELBOURNE VIC 3000	\$600,000	10-May-24
4/5 DAVISONS PLACE MELBOURNE VIC 3000	\$725,800	09-Feb-24
505/141-149 LA TROBE STREET MELBOURNE VIC 3000	\$550,000	31-Jan-24

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: 31 May 2024

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**1907/68 LA TROBE STREET  
MELBOURNE VIC 3000**

2 1 -

Sold Price

<sup>RS</sup> **\$600,000**

 Sold Date **10-May-24**

 Distance **0.1km**

**4/5 DAVISONS PLACE  
MELBOURNE VIC 3000**

2 1 1

Sold Price

**\$725,800**

 Sold Date **09-Feb-24**

 Distance **0.03km**

**505/141-149 LA TROBE STREET  
MELBOURNE VIC 3000**

2 1 -

Sold Price

**\$550,000**

 Sold Date **31-Jan-24**

 Distance **0.05km**

RS = Recent sale

UN = Undisclosed Sale

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