

## 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

3903/228 LA TROBE STREET 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

\$570,000

&

\$600,000

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$420,000

Property type

Unit

Suburb

Melbourne

Period-from

01 Sep 2023

to

31 Aug 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

1710/228 LA TROBE STREET MELBOURNE VIC 3000	\$560,000	23-May-24
3913/228 LA TROBE STREET MELBOURNE VIC 3000	\$580,000	11-Apr-24
4619/228 LA TROBE STREET MELBOURNE VIC 3000	\$575,888	07-Jul-23

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: 06 September 2024

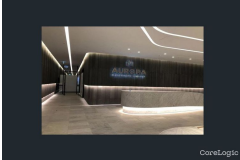


**1710/228 LA TROBE STREET  
MELBOURNE VIC 3000**

 2  1  -

Sold Price **\$560,000** Sold Date **23-May-24**

Distance **0km**



**3913/228 LA TROBE STREET  
MELBOURNE VIC 3000**

 2  1  1

Sold Price **\$580,000** Sold Date **11-Apr-24**

Distance **0km**



**4619/228 LA TROBE STREET  
MELBOURNE VIC 3000**

 2  1  -

Sold Price **\$575,888** Sold Date **07-Jul-23**

Distance **0km**

RS = Recent sale

UN = Undisclosed Sale

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