

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

402/560 Flinders Street, Melbourne Vic 3000

Indicative selling price

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

Single Price

\$500,000

Median sale price

Median price

\$502,500

Property Type

Unit

Suburb

Melbourne

Period - From

16/03/2020

to

15/03/2021

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	1016/555 Flinders St MELBOURNE 3000	\$475,000	19/11/2020
2	407/296 Flinders St MELBOURNE 3000	\$460,500	14/12/2020
3	1016/555 Flinders St MELBOURNE 3000	\$427,500	19/11/2020

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:

12/01/2024

402/560 Flinders Street, Melbourne Vic 3000



Property Type: Strata Unit/Flat

Agent Comments

Indicative Selling Price

\$500,000

Median Unit Price

16/03/2020 - 15/03/2021: \$502,500

Comparable Properties



1016/555 Flinders St MELBOURNE 3000 (REI) Agent Comments



Price: \$475,000

Method: Private Sale

Date: 19/11/2020

Rooms: 4

Property Type: Apartment

407/296 Flinders St MELBOURNE 3000 (REI/VG)

Agent Comments



Price: \$460,500

Method: Private Sale

Date: 14/12/2020

Property Type: Flat/Unit/Apartment (Res)



1016/555 Flinders St MELBOURNE 3000 (VG) Agent Comments



Price: \$427,500

Method: Sale

Date: 19/11/2020

Property Type: Flat/Unit/Apartment (Res)

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