

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

101/108 HAINES STREET NORTH MELBOURNE VIC 3051

Indicative selling price

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

Single Price

or range
between

\$370,000

&

\$380,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$517,500

Property type

Unit

Suburb

North Melbourne

Period-from

01 Jul 2023

to

30 Jun 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

401/108 HAINES STREET NORTH MELBOURNE VIC 3051	\$764,000	17-Jan-24
210/108 HAINES STREET NORTH MELBOURNE VIC 3051	\$575,000	28-Mar-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: 19 July 2024

Team 477

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**401/108 HAINES STREET NORTH
MELBOURNE VIC 3051**

Sold Price

\$764,000

Sold Date

17-Jan-24

 2  2  1

Distance

0km



**210/108 HAINES STREET NORTH
MELBOURNE VIC 3051**

Sold Price

\$575,000

Sold Date

28-Mar-24

 2  1  1

Distance

0km

RS = Recent sale

UN = Undisclosed Sale

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