

## 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

3906/568-580 COLLINS 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

\$300,000

&

\$330,000

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$410,000

Property type

Unit

Suburb

Melbourne

Period-from

01 Dec 2023

to

30 Nov 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

3203/568-580 COLLINS STREET MELBOURNE VIC 3000	\$305,000	18-Sep-24
4806/568-580 COLLINS STREET MELBOURNE VIC 3000	\$310,000	26-Aug-24
5907/568-580 COLLINS STREET MELBOURNE VIC 3000	\$330,000	18-Sep-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: 23 December 2024

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**3203/568-580 COLLINS STREET  
MELBOURNE VIC 3000**

Sold Price <sup>RS</sup> **\$305,000** <sup>UN</sup> Sold Date **18-Sep-24**

1 1 -

Distance **0km**



**4806/568-580 COLLINS STREET  
MELBOURNE VIC 3000**

Sold Price **\$310,000** Sold Date **26-Aug-24**

1 1 -

Distance **0km**



**5907/568-580 COLLINS STREET  
MELBOURNE VIC 3000**

Sold Price **\$330,000** Sold Date **18-Sep-24**

1 1 -

Distance **0km**

RS = Recent sale

UN = Undisclosed Sale

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