

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

G01/60 ISLINGTON STREET COLLINGWOOD VIC 3066

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

\$530,000

&

\$580,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$625,000

Property type

Unit

Suburb

Collingwood

Period-from

01 Jan 2024

to

31 Dec 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

110/56 NICHOLSON STREET ABBOTSFORD VIC 3067	\$590,000	17-Sep-24
503/36 REGENT STREET RICHMOND VIC 3121	\$575,000	26-Aug-24
704/162 ALBERT STREET EAST MELBOURNE VIC 3002	\$560,000	19-Nov-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: 13 January 2025



**110/56 NICHOLSON STREET
ABBOTSFORD VIC 3067**

2 1 1

Sold Price **\$590,000** Sold Date **17-Sep-24**

Distance **0.51km**

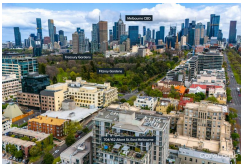


**503/36 REGENT STREET
RICHMOND VIC 3121**

2 1 1

Sold Price **\$575,000** Sold Date **26-Aug-24**

Distance **0.59km**



**704/162 ALBERT STREET EAST
MELBOURNE VIC 3002**

2 1 1

Sold Price **\$560,000** Sold Date **19-Nov-24**

Distance **0.69km**

RS = Recent sale

UN = Undisclosed Sale

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