

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

1388/139-143 LONSDALE STREET MELBOURNE VIC 3000

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

\$260,000

&

\$280,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$413,500

Property type

Unit

Suburb

Melbourne

Period-from

01 Sep 2022

to

31 Aug 2023

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

1148/139-143 LONSDALE STREET MELBOURNE VIC 3000	\$272,000	07-Jul-23
628/139-143 LONSDALE STREET MELBOURNE VIC 3000	\$333,500	12-May-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: 11 September 2023



**first
national**
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**1148/139-143 LONSDALE STREET
MELBOURNE VIC 3000**

1 1 -

Sold Price

\$272,000

Sold Date

07-Jul-23

Distance

0km



**628/139-143 LONSDALE STREET
MELBOURNE VIC 3000**

2 1 -

Sold Price

\$333,500

Sold Date

12-May-23

Distance

0km

RS = Recent sale

UN = Undisclosed Sale

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