

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

1410/68 Latrobe Street, Melbourne Vic 3000

Indicative selling price

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

Range between \$520,000 & \$572,000

Median sale price

Median price \$560,000 Property Type Unit Suburb Melbourne

Period - From 03/09/2023 to 02/09/2024 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	404/68 La Trobe St MELBOURNE 3000	\$545,500	03/07/2024
2	1710/228 La Trobe St MELBOURNE 3000	\$560,000	05/06/2024
3			

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: 03/09/2024 15:28

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2 1 1

Property Type: Apartment

Agent Comments

Indicative Selling Price
\$520,000 - \$572,000
Median Unit Price
03/09/2023 - 02/09/2024: \$560,000

Comparable Properties



404/68 La Trobe St MELBOURNE 3000
(REI/VG)

Agent Comments

2 1 1

Price: \$545,500

Method: Private Sale

Date: 03/07/2024

Property Type: Apartment

Land Size: 65 sqm approx



1710/228 La Trobe St MELBOURNE 3000
(REI/VG)

Agent Comments

2 1 -

Price: \$560,000

Method: Private Sale

Date: 05/06/2024

Property Type: Apartment

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.

Account - McGrath Blackburn | P: 03 9877 1277 | F: 03 9878 1613



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