

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

3202/27 TERRY 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

\$720,000

&

\$740,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$402,000

Property type

Unit

Suburb

Melbourne

Period-from

01 Mar 2024

to

28 Feb 2025

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

2402/27 TERRY STREET MELBOURNE VIC 3000	\$720,000	28-Oct-24
6202/370 QUEEN STREET MELBOURNE VIC 3000	\$749,999	07-Nov-24
1004/336-376 RUSSELL STREET MELBOURNE VIC 3000	\$750,000	06-Dec-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: 14 March 2025

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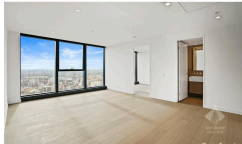


**2402/27 TERRY STREET
MELBOURNE VIC 3000**

2 2 -

Sold Price **\$720,000** Sold Date **28-Oct-24**

Distance **0km**

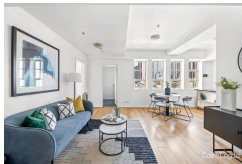


**6202/370 QUEEN STREET
MELBOURNE VIC 3000**

2 2 -

Sold Price **\$749,999** Sold Date **07-Nov-24**

Distance **0.37km**



**1004/336-376 RUSSELL STREET
MELBOURNE VIC 3000**

2 2 1

Sold Price **\$750,000** Sold Date **06-Dec-24**

Distance **0.49km**

RS = Recent sale **UN** = Undisclosed Sale

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