

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 24/474 Flinders Street, Melbourne, VIC 3000

Indicative selling price

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

Price Range

\$430,000

&

\$470,000

Median sale price

Median price

\$432,500

Property Type

Unit

Suburb

Melbourne (3000)

Period - From

01/07/2020

to

30/06/2021

Source

CoreLogic

Comparable property sales

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

808/620 COLLINS STREET, MELBOURNE VIC 3000

\$428,000

01/07/2021

203/325 COLLINS STREET, MELBOURNE VIC 3000

\$649,500

08/07/2021

1605/225 ELIZABETH STREET, MELBOURNE VIC 3000

\$540,000

29/07/2021

This Statement of Information was prepared on: 06/10/2021