

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 503/591 Elizabeth Street, Melbourne, VIC 3000

Indicative selling price

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

Price Range

\$145,000

&

\$155,000

Median sale price

Median price

\$417,500

Property Type

Apartment

Suburb

Melbourne (3000)

Period - From

01/08/2022

to

31/07/2023

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
204/188 PEEL STREET, NORTH MELBOURNE VIC 3051	\$155,000	18/04/2023
504/127-133 LEICESTER STREET, CARLTON VIC 3053	\$155,000	12/07/2023
226/55 VILLIERS STREET, NORTH MELBOURNE VIC 3051	\$160,000	16/06/2023

This Statement of Information was prepared on: 29/08/2023