

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

207/270 King 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

\$499,000

or range
between

&

Median sale price

(*Delete house or unit as applicable)

Median Price

\$448,000

Property type

Unit

Suburb

Melbourne

Period-from

01 May 2019

to

30 Apr 2020

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

1205/270 King Street Melbourne VIC 3000	\$450,000	07-Aug-19
409/270 King Street Melbourne VIC 3000	\$395,000	19-Mar-19
508/270 King Street Melbourne VIC 3000	\$470,000	07-May-20

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: 28 May 2020



**1205/270 King Street Melbourne
VIC 3000**

 2  1  1

Sold Price

\$450,000

Sold Date **07-Aug-19**

Distance

-



**409/270 King Street Melbourne
VIC 3000**

 2  2  -

Sold Price

\$395,000

Sold Date **19-Mar-19**

Distance

-



**508/270 King Street Melbourne VIC
3000**

 2  2  1

Sold Price

^{RS} **\$470,000**

Sold Date **07-May-20**

Distance

-

RS = Recent sale

UN = Undisclosed Sale

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