

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

212/68 LA TROBE 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

\$620,000

&

\$650,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$417,500

Property type

Unit

Suburb

Melbourne

Period-from

01 Aug 2022

to

31 Jul 2023

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

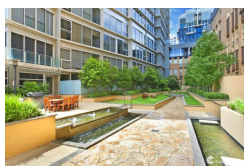
Date of sale

302/68 LA TROBE STREET MELBOURNE VIC 3000	\$632,000	18-Apr-23
1211/68 LA TROBE STREET MELBOURNE VIC 3000	\$685,000	13-Jul-23
1411/68 LA TROBE STREET MELBOURNE VIC 3000	\$690,000	20-Dec-22

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: 04 August 2023



**302/68 LA TROBE STREET
MELBOURNE VIC 3000**

2 2 1

Sold Price **\$632,000** Sold Date **18-Apr-23**

Distance **0km**

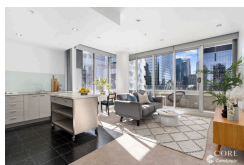


**1211/68 LA TROBE STREET
MELBOURNE VIC 3000**

2 2 1

Sold Price ^{RS} **\$685,000** Sold Date **13-Jul-23**

Distance **0km**



**1411/68 LA TROBE STREET
MELBOURNE VIC 3000**

2 2 1

Sold Price **\$690,000** Sold Date **20-Dec-22**

Distance **0km**

RS = Recent sale UN = Undisclosed Sale

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