

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

1001/285 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

\$500,000

&

\$520,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$425,000

Property type

Unit

Suburb

Melbourne

Period-from

01 Sep 2021

to

31 Aug 2022

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

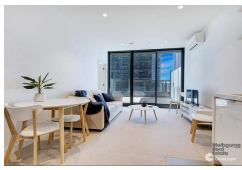
Date of sale

1102/285 LA TROBE STREET MELBOURNE VIC 3000	\$550,000	22-Jul-22
3604/285 LA TROBE STREET MELBOURNE VIC 3000	\$538,000	06-Mar-22
704/8 SUTHERLAND STREET MELBOURNE VIC 3000	\$570,000	22-Jul-21

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: 30 September 2022



**1102/285 LA TROBE STREET
MELBOURNE VIC 3000**

 2  1  1

Sold Price **\$550,000** Sold Date **22-Jul-22**

Distance **0km**



**3604/285 LA TROBE STREET
MELBOURNE VIC 3000**

 2  1  1

Sold Price **\$538,000** Sold Date **06-Mar-22**

Distance **0km**



**704/8 SUTHERLAND STREET
MELBOURNE VIC 3000**

 3  2  -

Sold Price **\$570,000** Sold Date **22-Jul-21**

Distance **0.06km**

RS = Recent sale

UN = Undisclosed Sale

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