

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 701/225 Elizabeth Street, Melbourne, VIC 3000

Indicative selling price

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

Price Range

\$330,000

&

\$360,000

Median sale price

Median price

\$501,900

Property Type

Apartment

Suburb

Melbourne (3000)

Period - From

01/01/2021

to

31/12/2022

Source

REIV

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
311/225 ELIZABETH STREET, MELBOURNE VIC 3000	\$370,000	11/08/2021
1301/250 ELIZABETH STREET, MELBOURNE VIC 3000	\$385,000	29/09/2021
805/639 LITTLE BOURKE STREET, MELBOURNE VIC 3000	\$337,000	25/02/2022

This Statement of Information was prepared on: 18/03/2022