

# 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

1718/199 William Street, Melbourne Vic 3000

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Range between \$380,000 & \$410,000

### Median sale price

Median price \$465,500 Property Type Unit Suburb Melbourne

Period - From 01/10/2022 to 30/09/2023 Source REIV

### 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 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
1	1204/250 Elizabeth St MELBOURNE 3000	\$440,000	14/10/2023
2	507/815 Bourke St DOCKLANDS 3008	\$410,000	23/10/2023
3	2609/618 Lonsdale St MELBOURNE 3000	\$405,000	28/09/2023

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 six months.~~

This Statement of Information was prepared on:

09/11/2023 11:08



**Property Type:** Apartment

Agent Comments

## Comparable Properties



**1204/250 Elizabeth St MELBOURNE 3000 (REI)** Agent Comments



**Price:** \$440,000

**Method:** Private Sale

**Date:** 14/10/2023

**Property Type:** Apartment



**507/815 Bourke St DOCKLANDS 3008 (REI)** Agent Comments



**Price:** \$410,000

**Method:** Private Sale

**Date:** 23/10/2023

**Property Type:** Apartment

**Land Size:** 69 sqm approx



**2609/618 Lonsdale St MELBOURNE 3000 (REI)** Agent Comments



**Price:** \$405,000

**Method:** Private Sale

**Date:** 28/09/2023

**Property Type:** Apartment