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

921/199 William Street, Melbourne Vic 3000

Indicative selling price

For the meaning	of this price see	cons	sumer.vic.go	v.au/	<i>underquot</i>	ting		
Range betweer	\$410,000		&		\$440,000			
Median sale p	rice							
Median price	\$505,000	Pro	operty Type	Unit			Suburb	Melbourne
Period - From	11/07/2022	to	10/07/2023		So	urce	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.

Ade	dress of comparable property	Price	Date of sale
1	1905/618 Lonsdale St MELBOURNE 3000	\$440,000	15/03/2023
2	3608/38 Rose La MELBOURNE 3000	\$430,000	23/06/2023
3	1220/199 William St MELBOURNE 3000	\$410,000	18/04/2023

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:

11/07/2023 10:44









Property Type: Apartment Agent Comments Indicative Selling Price \$410,000 - \$440,000 Median Unit Price 11/07/2022 - 10/07/2023: \$505,000

Comparable Properties





1905/618 Lonsdale St MELBOURNE 3000 (REI/VG)



Price: \$440,000 Method: Private Sale Date: 15/03/2023 Property Type: Apartment

3608/38 Rose La MELBOURNE 3000 (REI)

Agent Comments

Agent Comments



Price: \$430,000 Method: Private Sale Date: 23/06/2023 Property Type: Apartment

1220/199 William St MELBOURNE 3000 (VG)



Agent Comments

Price: \$410,000 Method: Sale Date: 18/04/2023 Property Type: Flat/Unit/Apartment (Res)

Account - Melbourne RE | P: 03 9829 2900 | F: 03 9829 2951



propertydata

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