

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

610/7 Katherine Place 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

\$520,000

&

\$550,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$460,000

Property type

Unit

Suburb

Melbourne

Period-from

01 Feb 2020

to

31 Jan 2021

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

802/7 Katherine Place Melbourne VIC 3000	\$553,000	20-Nov-19
1001/565 Flinders Street Melbourne VIC 3000	\$609,999	22-Feb-20
905/620 Collins Street Melbourne VIC 3000	\$650,000	20-Dec-19

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: 12 February 2021



**802/7 Katherine Place Melbourne
VIC 3000**

 2  2  2

Sold Price

\$553,000

Sold Date

20-Nov-19

Distance

-



**1001/565 Flinders Street Melbourne
VIC 3000**

 2  2  1

Sold Price

\$609,999

Sold Date

22-Feb-20

Distance

0.12km



**905/620 Collins Street Melbourne
VIC 3000**

 2  2  1

Sold Price

\$650,000

Sold Date

20-Dec-19

Distance

0.25km

RS = Recent sale

UN = Undisclosed Sale

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