Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

	1303/315-321 La Trobe Street, Melbourne Vic 3000
Including suburb and	
postcode	

Indicative selling price

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

Trainge between \$600,000	Range between	\$330,000	&	\$360,000
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Median sale price

Median price	\$488,000	Pro	perty Type Un	it		Suburb	Melbourne
Period - From	01/04/2025	to	30/06/2025	Sc	ource	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

Add	dress of comparable property	Price	Date of sale
1	915/677 La Trobe St DOCKLANDS 3008	\$335,000	01/09/2025
2	2801/36 La Trobe St MELBOURNE 3000	\$345,000	01/09/2025
3	3507/639 Lonsdale St MELBOURNE 3000	\$350,000	28/07/2025

OR

B* The estate agent or agent's representative reasonably believes that fewer than three comparableproperties were sold within two kilometres of the property for sale in the last six months.

This Statement of Information was prepared on:	09/09/2025 10:32



WHITEFOX

Vincent Silvestro 03 9068 4851 0426 199 509 vincent@whitefoxrealestate.com.au

> **Indicative Selling Price** \$330,000 - \$360,000 **Median Unit Price** June quarter 2025: \$488,000





Property Type: Apartment **Agent Comments**

Comparable Properties



915/677 La Trobe St DOCKLANDS 3008 (REI)

Price: \$335,000 Method: Private Sale Date: 01/09/2025

Property Type: Apartment

Agent Comments



2801/36 La Trobe St MELBOURNE 3000 (REI)

Agent Comments

Price: \$345,000 Method: Private Sale Date: 01/09/2025

Property Type: Apartment

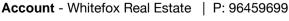


3507/639 Lonsdale St MELBOURNE 3000 (REI)

Price: \$350,000 Method: Private Sale Date: 28/07/2025

Property Type: Apartment

Agent Comments





propertydata

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