

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

1402/565 FLINDERS STREET 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

\$310,000

&

\$340,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$415,000

Property type

Unit

Suburb

Melbourne

Period-from

01 Sep 2025

to

31 Aug 2026

Source

Cotality

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

428/555 FLINDERS STREET MELBOURNE VIC 3000	\$313,888	18-Jun-26
1205/555 FLINDERS STREET MELBOURNE VIC 3000	\$352,000	06-Jul-26
2401/8 DOWNIE STREET MELBOURNE VIC 3000	\$327,500	09-Apr-26

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: 18 September 2026



**428/555 FLINDERS STREET
MELBOURNE VIC 3000**

1 1 -

Sold Price

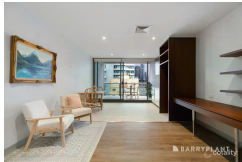
\$313,888

Sold Date

18-Jun-26

Distance

0.06km



**1205/555 FLINDERS STREET
MELBOURNE VIC 3000**

1 1 -

Sold Price

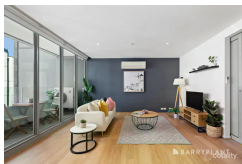
\$352,000

Sold Date

06-Jul-26

Distance

0.06km



**2401/8 DOWNIE STREET
MELBOURNE VIC 3000**

1 1 -

Sold Price

\$327,500

Sold Date

09-Apr-26

Distance

0.09km

RS = Recent sale

UN = Undisclosed Sale

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