

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

1502/60 A'BECKETT 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

\$440,000

&

\$480,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$413,000

Property type

Unit

Suburb

Melbourne

Period-from

01 Nov 2023

to

31 Oct 2024

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

5710/228 LA TROBE STREET MELBOURNE VIC 3000	455000	26-Jun-24
5002/60 A'BECKETT STREET MELBOURNE VIC 3000	470000	23-Jul-24
2309/60 A'BECKETT STREET MELBOURNE VIC 3000	440000	25-Jul-24

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: 14 November 2024

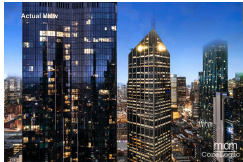


**5710/228 LA TROBE STREET
MELBOURNE VIC 3000**

1 1 -

Sold Price **455000** Sold Date **26-Jun-24**

Distance **0.12km**



**5002/60 A'BECKETT STREET
MELBOURNE VIC 3000**

1 1 -

Sold Price **470000** Sold Date **23-Jul-24**

Distance **-**



**2309/60 A'BECKETT STREET
MELBOURNE VIC 3000**

1 1 -

Sold Price **440000** Sold Date **25-Jul-24**

Distance **-**

RS = Recent sale UN = Undisclosed Sale

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