

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

1713/618 LONSDALE 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

\$443,000

or range
between

&

Median sale price

(*Delete house or unit as applicable)

Median Price

\$395,000

Property type

Unit

Suburb

Melbourne

Period-from

01 Aug 2024

to

31 Jul 2025

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

517/199 WILLIAM STREET MELBOURNE VIC 3000	\$443,000	24-Jun-25
601/199 WILLIAM STREET MELBOURNE VIC 3000	\$465,000	01-May-25
2407/371 LITTLE LONSDALE STREET MELBOURNE VIC 3000	\$508,800	15-Mar-25

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: 21 August 2025


**517/199 WILLIAM STREET
MELBOURNE VIC 3000**

 2
  1
  -

Sold Price **\$460,000** Sold Date **24-Jun-25**

Distance **0.28km**


**601/199 WILLIAM STREET
MELBOURNE VIC 3000**

 2
  1
  -

Sold Price **\$465,000** Sold Date **01-May-25**

Distance **0.28km**


**2407/371 LITTLE LONSDALE
STREET MELBOURNE VIC 3000**

 2
  1
  -

Sold Price **\$508,800** Sold Date **15-Mar-25**

Distance **0.68km**

RS = Recent sale UN = Undisclosed Sale

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