

## 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

1911/371 LITTLE LONSDALE STREET MELBOURNE VIC 3000

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](https://consumer.vic.gov.au/underquoting) (\*Delete single price or range as applicable)

Single Price

or range  
between

\$600,000

&

\$660,000

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$400,000

Property type

Unit

Suburb

Melbourne

Period-from

01 Sep 2024

to

31 Aug 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

|                                                    |           |           |
|----------------------------------------------------|-----------|-----------|
| 1310/371 LITTLE LONSDALE STREET MELBOURNE VIC 3000 | \$655,000 | 12-Jan-24 |
| 1611/371 LITTLE LONSDALE STREET MELBOURNE VIC 3000 | \$625,000 | 02-May-24 |
| 3606/371 LITTLE LONSDALE STREET MELBOURNE VIC 3000 | \$630,000 | 10-Oct-23 |

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.~~

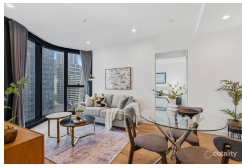
This Statement of Information was prepared on: 11 September 2025

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## 1310/371 LITTLE LONSDALE STREET MELBOURNE VIC 3000

Sold Price **\$655,000** Sold Date **12-Jan-24**

2 2 -

Distance **0km**



## 1611/371 LITTLE LONSDALE STREET MELBOURNE VIC 3000

Sold Price **\$625,000** Sold Date **02-May-24**

2 2 -

Distance **0km**



## 3606/371 LITTLE LONSDALE STREET MELBOURNE VIC 3000

Sold Price **\$630,000** Sold Date **10-Oct-23**

2 2 -

Distance **0km**

RS = Recent sale

UN = Undisclosed Sale

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