

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

2302/27 THERRY 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

\$800,000

&

\$820,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$407,000

Property type

Unit

Suburb

Melbourne

Period-from

01 Nov 2024

to

31 Oct 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

1010A/640 SWANSTON STREET CARLTON VIC 3053	\$930,000	01-Oct-25
1003/371 LITTLE LONSDALE STREET MELBOURNE VIC 3000	\$886,000	21-Aug-25
3707/464-466 COLLINS STREET MELBOURNE VIC 3000	\$820,000	12-Sep-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: 19 November 2025

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**1010A/640 SWANSTON STREET
CARLTON VIC 3053**

Sold Price

^{RS}

\$930,000

Sold Date

01-Oct-25

2

1

2

Distance

0.65km



**1003/371 LITTLE LONSDALE
STREET MELBOURNE VIC 3000**

Sold Price

\$886,000

Sold Date

21-Aug-25

2

2

-

Distance

0.55km



**3707/464-466 COLLINS STREET
MELBOURNE VIC 3000**

Sold Price

^{RS}

\$820,000

Sold Date

12-Sep-25

2

2

1

Distance

1.17km

RS = Recent sale

UN = Undisclosed Sale

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