

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

2308/27 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

\$940,000

&

\$970,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$408,888

Property type

Unit

Suburb

Melbourne

Period-from

01 Oct 2024

to

30 Sep 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

7906/228 LA TROBE STREET MELBOURNE VIC 3000	\$1,080,000	06-Jun-25
232/538 LITTLE LONSDALE STREET MELBOURNE VIC 3000	\$960,000	16-Sep-25
2004/464-466 COLLINS STREET MELBOURNE VIC 3000	\$1,070,000	09-Jul-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: 24 October 2025

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**7906/228 LA TROBE STREET
MELBOURNE VIC 3000**

3 2 1

Sold Price **\$1,080,000** Sold Date **06-Jun-25**

Distance **0.31km**



**232/538 LITTLE LONSDALE
STREET MELBOURNE VIC 3000**

3 2 1

Sold Price ^{RS} **\$960,000** Sold Date **16-Sep-25**

Distance **1km**



**2004/464-466 COLLINS STREET
MELBOURNE VIC 3000**

3 2 1

Sold Price **\$1,070,000** Sold Date **09-Jul-25**

Distance **1.17km**

RS = Recent sale

UN = Undisclosed Sale

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