

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

6/5 DAVISONS PLACE 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

\$580,000

&

\$620,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$412,375

Property type

Unit

Suburb

Melbourne

Period-from

01 May 2023

to

30 Apr 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

1907/68 LA TROBE STREET MELBOURNE VIC 3000	\$600,000	10-May-24
4/5 DAVISONS PLACE MELBOURNE VIC 3000	\$725,800	09-Feb-24
505/141-149 LA TROBE STREET MELBOURNE VIC 3000	\$550,000	31-Jan-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: 31 May 2024

Catherine Chan

M 0478817198

E catherinechan@jxre.com.au


**1907/68 LA TROBE STREET
MELBOURNE VIC 3000**

2 1 -

Sold Price

RS

\$600,000

Sold Date

10-May-24

Distance

0.1km

**4/5 DAVISONS PLACE
MELBOURNE VIC 3000**

2 1 1

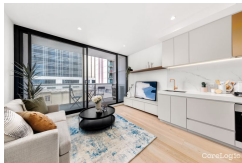
Sold Price

\$725,800

Sold Date

09-Feb-24

Distance

0.03km

**505/141-149 LA TROBE STREET
MELBOURNE VIC 3000**

2 1 -

Sold Price

\$550,000

Sold Date

31-Jan-24

Distance

0.05km

RS = Recent sale

UN = Undisclosed Sale

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