

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

904/141-149 LA TROBE 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

\$480,000

&

\$510,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$402,000

Property type

Unit

Suburb

Melbourne

Period-from

01 Mar 2024

to

28 Feb 2025

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

1506/63 LA TROBE STREET MELBOURNE VIC 3000	\$500,000	19-Feb-25
2313/22-24 JANE BELL LANE MELBOURNE VIC 3000	\$510,000	02-Oct-24
8201/228 LA TROBE STREET MELBOURNE VIC 3000	\$488,000	12-Nov-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 March 2025



**1506/63 LA TROBE STREET
MELBOURNE VIC 3000**

1 1 -

Sold Price ^{RS} **\$500,000** Sold Date **19-Feb-25**

Distance **0.19km**



**2313/22-24 JANE BELL LANE
MELBOURNE VIC 3000**

1 1 -

Sold Price **\$510,000** Sold Date **02-Oct-24**

Distance **0.26km**



**8201/228 LA TROBE STREET
MELBOURNE VIC 3000**

1 1 -

Sold Price **\$488,000** Sold Date **12-Nov-24**

Distance **0.46km**

RS = Recent sale

UN = Undisclosed Sale

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