

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

G03/250 Gore Street, Fitzroy

Indicative selling priceFor the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)Single price

\$495,000

Median sale priceMedian price

\$824,000

Property type

Apartment

Suburb

Fitzroy

Period - From

April 2024

to

June 2025

Source

REIV

Comparable property sales

These are the three properties sold within two kilometres of the property for sale in the last six 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
1. 401/250 Gore Street, Fitzroy	\$ 570,000	21/7/2025
2. 502/231 Moor Street, Fitzroy	\$ 538,000	23/7/2025
3. 6/41 Kerr Street, Fitzroy	\$ 546,000	5/8/2025

This Statement of Information was prepared on:

01/10/2025

Comparable properties



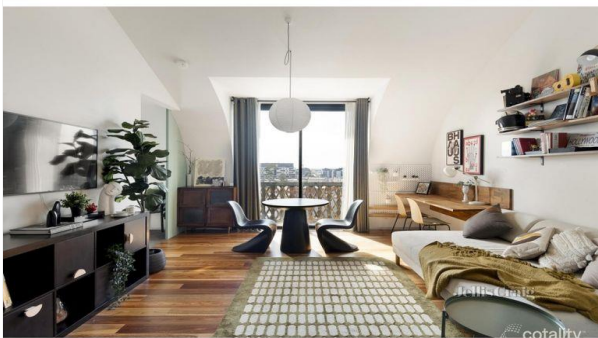
\$ 570,000

401/250 Gore Street, Fitzroy, Victoria

DATE: 21/7/2025

PROPERTY TYPE: APARTMENT

 1  1
 1  sqm



\$ 538,000

502/231 Moor Street, Fitzroy, Victoria

DATE: 23/7/2025

PROPERTY TYPE: APARTMENT

 1  1
 1  sqm



\$ 546,000

6/41 Kerr Street, Fitzroy, Victoria

DATE: 5/8/2025

PROPERTY TYPE: APARTMENT

 1  1
 1  sqm x

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