Statement of Information Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Including suburb and postcode

Address 905/11 Rose Lane, Melbourne Vic 3000

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting										
Range betweer	\$540,000		&		\$568,000					
Median sale p	rice									
Median price	\$550,000	Pro	operty Type	Unit			Suburb	Melbourne		
Period - From	01/10/2019	to	31/12/2019		So	urce	REIV			

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 six months that the estate agent or agent's representative considers to be most comparable to the property for sale.

Ad	dress of comparable property	Price	Date of sale
1	2406E/888 Collins St DOCKLANDS 3008	\$565,000	19/11/2019
2	1203/68 La Trobe St MELBOURNE 3000	\$560,000	21/08/2019
3	312/108 Flinders St MELBOURNE 3000	\$550,000	30/10/2019

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 six months.

This Statement of Information was prepared on:

13/02/2020 16:35



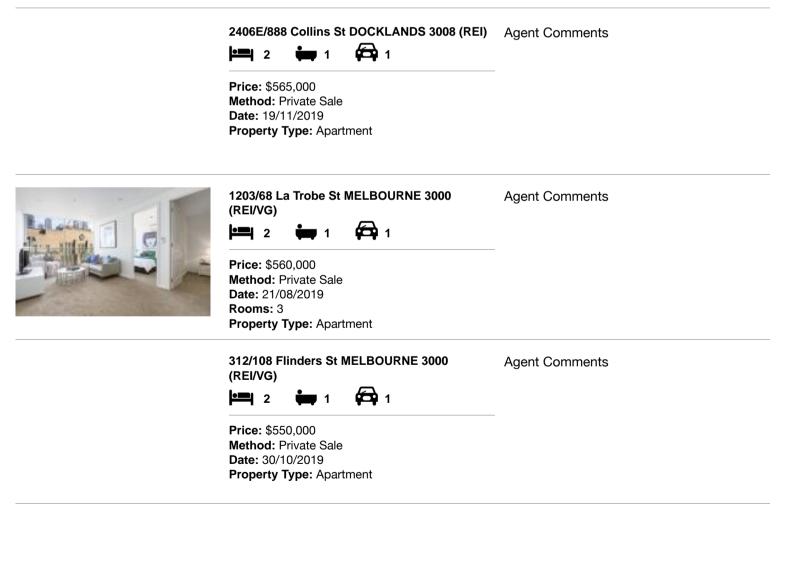
905/11 Rose Lane, Melbourne Vic 3000





Property Type: Land Size: 69 sqm approx Agent Comments Indicative Selling Price \$540,000 - \$568,000 Median Unit Price December quarter 2019: \$550,000

Comparable Properties



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