

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

1110/318 Little Lonsdale 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

\$380,000

&

\$410,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$450,000

Property type

Unit

Suburb

Melbourne

Period-from

01 May 2020

to

30 Apr 2021

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

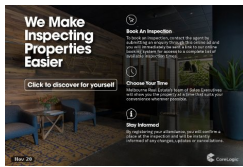
Date of sale

5007/135 A'Beckett Street Melbourne VIC 3000	\$400,000	04-May-21
1401/28 Wills Street Melbourne VIC 3000	\$380,000	06-Mar-21
408/16-22 Liverpool Street Melbourne VIC 3000	\$410,000	22-Apr-21

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: 19 May 2021



5007/135 A'Beckett Street Melbourne VIC 3000

 1
  1
  -

Sold Price

^{RS} \$400,000

Sold Date

04-May-21

Distance

0.19km



1401/28 Wills Street Melbourne VIC 3000

 1
  1
  -

Sold Price

^{RS} \$380,000

Sold Date

06-Mar-21

Distance

0.27km



408/16-22 Liverpool Street Melbourne VIC 3000

 1
  1
  -

Sold Price

^{RS} \$410,000

Sold Date

22-Apr-21

Distance

0.99km

RS = Recent sale

UN = Undisclosed Sale

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