

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

2013/27 LITTLE COLLINS 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

\$620,000

&

\$650,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$425,000

Property type

Unit

Suburb

Melbourne

Period-from

01 Oct 2021

to

30 Sep 2022

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

803/108 FLINDERS STREET MELBOURNE VIC 3000	\$680,000	27-May-22
1512/222 RUSSELL STREET MELBOURNE VIC 3000	\$645,000	29-May-22
2001/22-24 JANE BELL LANE MELBOURNE VIC 3000	\$650,000	08-Aug-22

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: 10 October 2022



**803/108 FLINDERS STREET
 MELBOURNE VIC 3000**

 2  2  1

Sold Price **\$680,000** Sold Date **27-May-22**

Distance **0.36km**

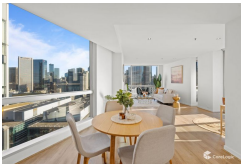


**1512/222 RUSSELL STREET
 MELBOURNE VIC 3000**

 2  2  1

Sold Price ^{RS} **\$645,000** ^{UN} Sold Date **29-May-22**

Distance **0.45km**



**2001/22-24 JANE BELL LANE
 MELBOURNE VIC 3000**

 1  1  1

Sold Price **\$650,000** Sold Date **08-Aug-22**

Distance **0.65km**

RS = Recent sale UN = Undisclosed Sale

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