

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

1202/480-490 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

\$225,000

or range
between

&

Median sale price

(*Delete house or unit as applicable)

Median Price

\$420,000

Property type

Unit

Suburb

Melbourne

Period-from

01 Jun 2021

to

31 May 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

1116/480-490 COLLINS STREET MELBOURNE VIC 3000	\$195,000	13-Oct-21
1216/480-490 COLLINS STREET MELBOURNE VIC 3000	\$195,000	29-Oct-21
1503/480-490 COLLINS STREET MELBOURNE VIC 3000	\$200,000	12-May-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: 24 June 2022



**1116/480-490 COLLINS STREET
MELBOURNE VIC 3000**

Sold Price

\$195,000

Sold Date

13-Oct-21

1 1 -

Distance

-



**1216/480-490 COLLINS STREET
MELBOURNE VIC 3000**

Sold Price

Sold Date

29-Oct-21

- 1 -

Distance

-



**1503/480-490 COLLINS STREET
MELBOURNE VIC 3000**

Sold Price

\$200,000

Sold Date

12-May-21

- 1 -

Distance

-

RS = Recent sale

UN = Undisclosed Sale

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