

## 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

1915/250 Elizabeth Street Melbourne VIC 3000

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting) (\*Delete single price or range as applicable)

Single Price

or range  
between

\$550,000

&

\$600,000

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$437,500

Property type

Unit

Suburb

Melbourne

Period-from

01 Oct 2018

to

30 Sep 2019

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

2509/250 Elizabeth Street Melbourne VIC 3000	\$600,000	26-Aug-19
1103/250 Elizabeth Street Melbourne VIC 3000	\$565,000	12-Nov-18
908/225 Elizabeth Street Melbourne VIC 3000	\$573,000	29-Jun-19

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: 12 October 2019



**2509/250 Elizabeth Street  
Melbourne VIC 3000**

 2  1  1

Sold Price **\$600,000** Sold Date **26-Aug-19**

Distance -



**1103/250 Elizabeth Street  
Melbourne VIC 3000**

 2  1  -

Sold Price **\$565,000** Sold Date **12-Nov-18**

Distance -



**908/225 Elizabeth Street  
Melbourne VIC 3000**

 2  1  1

Sold Price **\$573,000** Sold Date **29-Jun-19**

Distance **0.09km**

RS = Recent sale

UN = Undisclosed Sale

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