

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

1403/141-149 LA TROBE 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

\$390,000

&

\$420,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$415,000

Property type

Unit

Suburb

Melbourne

Period-from

01 Aug 2025

to

31 Jul 2026

Source

Cotality

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

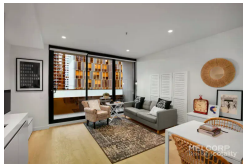
902/141-149 LA TROBE STREET MELBOURNE VIC 3000	\$380,000	25-Mar-26
3601/36-40 LA TROBE STREET MELBOURNE VIC 3000	\$380,000	07-Jun-25
1508/318 RUSSELL STREET MELBOURNE VIC 3000	\$408,000	26-Aug-25

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: 25 August 2026

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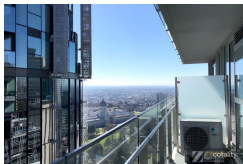


902/141-149 LA TROBE STREET
MELBOURNE VIC 3000

1 1 -

Sold Price \$380,000 Sold Date 25-Mar-26

Distance 0km



3601/36-40 LA TROBE STREET
MELBOURNE VIC 3000

1 1 -

Sold Price Sold Date 07-Jun-25

Distance 0.08km



1508/318 RUSSELL STREET
MELBOURNE VIC 3000

1 1 -

Sold Price \$408,000 Sold Date 26-Aug-25

Distance 0.08km

RS = Recent sale UN = Undisclosed Sale

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