

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

7006/228 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

\$1,080,000

&

\$1,150,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$413,250

Property type

Unit

Suburb

Melbourne

Period-from

01 May 2025

to

30 Apr 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

1902/433-455 COLLINS STREET MELBOURNE VIC 3000	1600000	23-Jan-26
38/5-7 DREWERY LANE MELBOURNE VIC 3000	1775000	01-Dec-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.

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Andy Liu
P 0399997990
M 0421 178 331
E sales2@azeta.com.au



**1902/433-455 COLLINS STREET
MELBOURNE VIC 3000**

 3  2  2

Sold Price **1600000** Sold Date **23-Jan-26**

Distance **0.95km**



**38/5-7 DREWERY LANE
MELBOURNE VIC 3000**

 3  2  1

Sold Price **1775000** Sold Date **01-Dec-25**

Distance **0.21km**

RS = Recent sale **UN** = Undisclosed Sale

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