



Statement of Information

Single Residential Property Located in the Melbourne Metropolitan Area Sections 47AF of the *Estate Agents Act 1980*

Property Offered For Sale

Address: 1506/639 Lonsdale Street, Melbourne VIC 3000

Indicative Selling Price

Single Price:

OR

Range Between: \$530,000 to \$570,000

Median Sale Price

Suburb: Melbourne

Median Price: \$505,000

House/Unit: Unit

Period: From Dec 2017 to Dec 2018

Source: www.pricerfinder.com.au (Property Data Solutions Pty Ltd)

Comparable Property Sales

These are the three properties sold within two kilometres of the property for sale in the last six months that the estate agent or agent's representative considers to be most comparable to the property for sale:

Address:	Sale Price	Sale Date
502/220 Spencer Street, Melbourne VIC 3000	\$599,950	Oct 2018
308/408 La Trobe Street, Melbourne VIC 3000	\$570,000	Oct 2018
705/639 Lonsdale Street, Melbourne VIC 3000	\$555,000	Aug 2018