

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 1802/33 Mackenzie Street, Melbourne, VIC 3000

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting

Single Price \$485,000

Median sale price

Median price \$572,800 Property Type Apartment Suburb Melbourne (3000)

Period - From 01/01/2024 to 31/12/2024 Source realestate.com.au

Comparable property sales

A 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 of comparable property	Price	Date of sale
1112/33 MACKENZIE STREET, MELBOURNE VIC 3000	\$447,000	24/10/2024
2410/60 ABECKETT STREET, MELBOURNE VIC 3000	\$435,000	16/12/2024
1723/199 WILLIAM STREET, MELBOURNE VIC 3000	\$460,000	06/12/2024

This Statement of Information was prepared on: 13/01/2025

