

STATEMENT OF INFORMATION

738/139 LONSDALE STREET, MELBOURNE, VIC 3000

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STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



738/139 LONSDALE STREET,

 2  1  -

Indicative Selling Price

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

Price Range: \$320,000 to \$365,000

Provided by: Alex Liu, AIME Real Estate

MEDIAN SALE PRICE



MELBOURNE, VIC, 3000

Suburb Median Sale Price (Unit)

\$493,250

01 July 2016 to 30 June 2017

Provided by: 

COMPARABLE PROPERTIES

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.

547 FLINDERS LANE, MELBOURNE, VIC 3004

 2  1  -

Sale Price

***\$346,500**

Sale Date: 15/04/2017

Distance from Property: 788m



380 LITTLE LONSDALE ST, MELBOURNE, VIC

 1  1  -

Sale Price

***\$333,000**

Sale Date: 08/04/2017

Distance from Property: 571m

1503/462 ELIZABETH ST, MELBOURNE, VIC

 -  -  -

Sale Price

\$372,000

Sale Date: 17/07/2017

This report has been compiled on 22/08/2017 by AIME Real Estate. Property Data Solutions Pty Ltd 2017 - www.pricefinder.com.au

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2908/442 ELIZABETH ST, MELBOURNE, VIC



Sale Price

\$378,000

Sale Date: 27/06/2017

1808/285 LA TROBE ST, MELBOURNE, VIC



Sale Price

\$380,000

Sale Date: 09/06/2017

2003/442 ELIZABETH ST, MELBOURNE, VIC



Sale Price

\$358,500

Sale Date: 10/04/2017

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
Including suburb and
postcode

738/139 LONSDALE STREET, MELBOURNE, VIC 3000

Indicative selling price

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

Price Range: \$320,000 to \$365,000

Median sale price

Median price

\$493,250

House

Unit

X

Suburb

MELBOURNE

Period

01 July 2016 to 30 June 2017

Source

pricfinder

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 of comparable property	Price	Date of sale
547 FLINDERS LANE, MELBOURNE, VIC 3004	*\$346,500	15/04/2017
380 LITTLE LONSDALE ST, MELBOURNE, VIC 3004	*\$333,000	08/04/2017
1503/462 ELIZABETH ST, MELBOURNE, VIC 3000	\$372,000	17/07/2017
2908/442 ELIZABETH ST, MELBOURNE, VIC 3000	\$378,000	27/06/2017

1808/285 LA TROBE ST, MELBOURNE, VIC 3000	\$380,000	09/06/2017
2003/442 ELIZABETH ST, MELBOURNE, VIC 3000	\$358,500	10/04/2017