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	6509/228 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	$728,000	&	$758,000

Median sale price

(*Delete house or unit as applicable)

Median Price	$400,000	Property type	Unit	Suburb	Melbourne
Period-from	01 Apr 2024	to	31 Mar 2025	Source	Corelogic

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
7109/228 LA TROBE STREET MELBOURNE VIC 3000	$780,000	19-Feb-25
8109/228 LA TROBE STREET MELBOURNE VIC 3000	$810,000	12-Nov-24

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: 28 April 2025

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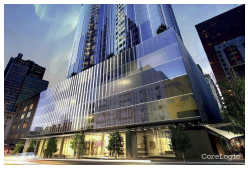


7109/228 LA TROBE STREET MELBOURNE VIC 3000

2 2 1

Sold Price **$780,000** Sold Date **19-Feb-25**

Distance **0km**



8109/228 LA TROBE STREET MELBOURNE VIC 3000

2 2 1

Sold Price **$810,000** Sold Date **12-Nov-24**

Distance **0km**

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

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