

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

1313/25 Therry Street, Melbourne Vic 3000

Indicative selling price

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

Single price

\$420,000

Median sale price

Median price

\$500,000

Property Type

Unit

Suburb

Melbourne

Period - From

01/10/2025

to

31/12/2025

Source

REIV

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 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
1	1310/25 Therry St MELBOURNE 3000	\$425,000	09/01/2026
2	1615/250 Elizabeth St MELBOURNE 3000	\$405,000	23/12/2025
3	1813/25 Therry St MELBOURNE 3000	\$430,000	10/12/2025

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 six months.~~

This Statement of Information was prepared on:

18/03/2026 11:21



2
 1
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Property Type: Apartment

Agent Comments

Indicative Selling Price

\$420,000

Median Unit Price

December quarter 2025: \$500,000

Comparable Properties

1310/25 Therry St MELBOURNE 3000 (VG)

Agent Comments

2
 -
 -

Price: \$425,000

Method: Sale

Date: 09/01/2026

Property Type: Flat/Unit/Apartment (Res)



1615/250 Elizabeth St MELBOURNE 3000 (REI)

Agent Comments

1
 1
 -

Price: \$405,000

Method: Private Sale

Date: 23/12/2025

Rooms: 2

Property Type: Apartment



1813/25 Therry St MELBOURNE 3000 (VG)

Agent Comments

2
 -
 -

Price: \$430,000

Method: Sale

Date: 10/12/2025

Property Type: Flat/Unit/Apartment (Res)

Account - Melbourne RE | P: 03 9829 2900 | F: 03 9829 2951



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