

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 2915/350 William Street, Melbourne Vic 3000

Indicative selling price

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

Range between \$300,000 & \$330,000

Median sale price

Median price \$550,000 Property Type Unit Suburb Melbourne

Period - From 06/02/2024 to 05/02/2025 Source Property Data

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	2111/350 William St MELBOURNE 3000	\$375,000	27/10/2024
2	2611/350 William St MELBOURNE 3000	\$375,000	01/10/2024
3	2212/350 William St MELBOURNE 3000	\$365,000	02/09/2024

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: 06/02/2025 14:55



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Property Type: Apartment/Unit

Agent Comments

Indicative Selling Price

\$300,000 - \$330,000

Median Unit Price

06/02/2024 - 05/02/2025: \$550,000

Comparable Properties

2111/350 William St MELBOURNE 3000 (VG)

Agent Comments

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Price: \$375,000

Method: Sale

Date: 27/10/2024

Property Type: Flat/Unit/Apartment (Res)



2611/350 William St MELBOURNE 3000 (VG)

Agent Comments

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Price: \$375,000

Method: Sale

Date: 01/10/2024

Property Type: Flat/Unit/Apartment (Res)



2212/350 William St MELBOURNE 3000 (VG)

Agent Comments

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Price: \$365,000

Method: Sale

Date: 02/09/2024

Property Type: Flat/Unit/Apartment (Res)

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



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