

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

503/62-68 HAYWARD LANE 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

\$230,000

&

\$240,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$413,500

Property type

Unit

Suburb

Melbourne

Period-from

01 Aug 2022

to

31 Jul 2023

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

229/51-67 RATHDOWNE STREET CARLTON VIC 3053	\$235,000	10-Jun-23
61/24-38 LITTLE BOURKE STREET MELBOURNE VIC 3000	\$231,500	21-Mar-23
72/24-38 LITTLE BOURKE STREET MELBOURNE VIC 3000	\$235,000	09-Jun-23

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: 23 August 2023



**229/51-67 RATHDOWNE STREET
CARLTON VIC 3053**

 1
  1
  1

Sold Price

\$235,000

Sold Date

10-Jun-23

Distance

0.39km



61/24-38 Lt, Bourke St, Melbourne
Report made by RP Data Pty Ltd trading as CoreLogic Asia Pacific (CoreLogic). For more information, please visit www.corelogic.com.au

**61/24-38 LITTLE BOURKE STREET
MELBOURNE VIC 3000**

 1
  1
  -

Sold Price

\$231,500

Sold Date

21-Mar-23

Distance

0.4km



**72/24-38 LITTLE BOURKE STREET
MELBOURNE VIC 3000**

 1
  1
  -

Sold Price

\$235,000

Sold Date

09-Jun-23

Distance

0.4km

RS = Recent sale

UN = Undisclosed Sale

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