

## 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

1206/181 A'BECKETT STREET MELBOURNE VIC 3000

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting) (\*Delete single price or range as applicable)

Single Price

\$245,000

or range  
between

&

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$413,250

Property type

Unit

Suburb

Melbourne

Period-from

01 Jun 2025

to

31 May 2026

Source

Cotality

### 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

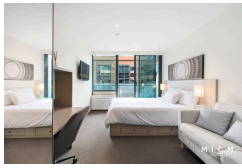
Date of sale

1003/181 A'BECKETT STREET MELBOURNE VIC 3000	\$242,000	15-Dec-25
1301/181 A'BECKETT STREET MELBOURNE VIC 3000	\$235,000	24-Feb-26
2310/181 A'BECKETT STREET MELBOURNE VIC 3000	\$245,000	16-Dec-25

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: 01 June 2026



**1003/181 A'BECKETT STREET  
MELBOURNE VIC 3000**

 1
  1
  1

Sold Price **\$242,000** Sold Date **15-Dec-25**

Distance **0km**

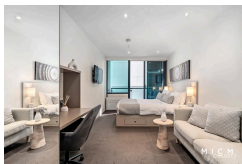


**1301/181 A'BECKETT STREET  
MELBOURNE VIC 3000**

 1
  1
  1

Sold Price **\$235,000** Sold Date **24-Feb-26**

Distance **0km**



**2310/181 A'BECKETT STREET  
MELBOURNE VIC 3000**

 1
  1
  1

Sold Price **\$245,000** Sold Date **16-Dec-25**

Distance **0km**

RS = Recent sale

UN = Undisclosed Sale

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