

Statement of Information

Single residential property located in the Melbourne metropolitan area

M I C M

Section 47AF of the *Estate Agents Act 1980*

Property offered for sale

Address
Including suburb and
postcode 1313/410-420 Elizabeth Street, Melbourne, 3000

Indicative selling price

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

Single price \$550,000.00 or range between &

Median sale price

Median price \$500,000.00 Property type Unit/Apartment Suburb MELBOURNE

Period - Jun 2025 to Jun 2026 Source Property Data

Comparable property sales

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
5301/462 Elizabeth St MELBOURNE 3000	\$550,000.00	6/03/2026
4706/462 Elizabeth St MELBOURNE 3000	\$560,000.00	9/02/2026
5202/462 Elizabeth St MELBOURNE 3000	\$561,000.00	2/02/2026

This Statement of Information was prepared on: Tuesday 23rd June 2026