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	2/148a Barkly Street, Fitzroy North Vic 3068

Indicative selling price

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

Single price $1,525,000

Median sale price

Median price $1,680,000 Property Type House Suburb Fitzroy North

Period - From 01/01/2026 to 31/03/2026 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	7A/14 Little Miller St BRUNSWICK EAST 3057	$1,650,000	20/04/2026
2	1/212 Barkly St BRUNSWICK 3056	$1,400,000	30/03/2026
3	516 Rae St FITZROY NORTH 3068	$1,456,000	28/02/2026

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: 18/06/2026 11:25

2/148a Barkly Street, Fitzroy North Vic 3068



3 2 2

Property Type: Townhouse (Single)

Agent Comments

Indicative Selling Price
$1,525,000
Median House Price
March quarter 2026: $1,680,000

Comparable Properties



7A/14 Little Miller St BRUNSWICK EAST 3057 (REI)

3 2 1

Price: $1,650,000
Method: Private Sale
Date: 20/04/2026
Property Type: Townhouse (Single)

Agent Comments



1/212 Barkly St BRUNSWICK 3056 (REI)

3 2 1

Price: $1,400,000
Method: Private Sale
Date: 30/03/2026
Property Type: Townhouse (Res)

Agent Comments



516 Rae St FITZROY NORTH 3068 (REI/VG)

3 2 1

Price: $1,456,000
Method: Auction Sale
Date: 28/02/2026
Property Type: Townhouse (Res)

Agent Comments

Account - Belle Property Carlton & Melbourne | P: 03 9347 1170 | F: 03 9347 1161

REIV THE DIFFERENCE | propertydata.com.au

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