501/185 Rose Street, Fitzroy Vic 3065



1 Bed 1 Bath 1 Car
Property Type: Apartment
Indicative Selling Price
$500,000 - $550,000
Median House Price
Year ending March 2025: $790,000

Comparable Properties



11 Hodgson Street, Fitzroy 3065 (REI)

1 Bed 1 Bath 1 Car
Price: $507,000
Method: Private Sale
Date: 03/04/2025
Property Type: Apartment
Agent Comments: The property for sale has the following in comparison: Similar location, superior size & similar accommodation.



608/2 Hotham Street, Collingwood 3066 (REI/VG)

1 Bed 1 Bath 1 Car
Price: $540,000
Method: Private Sale
Date: 10/12/2024
Property Type: Apartment
Agent Comments: The property for sale has the following in comparison: Similar location.



513/338 Gore Street, Fitzroy 3065 (REI/VG)

1 Bed 1 Bath 1 Car
Price: $520,000
Method: Private Sale
Date: 03/12/2024
Property Type: Apartment
Agent Comments: The property for sale has the following in comparison: similar location, superior size & similar accommodation

Statement of Information

Internet advertising for single residential property located within or outside the Melbourne metropolitan area

Sections 47AF of the *Estate Agents Act 1980*

Property offered for sale

Address
Including suburb or locality and postcode: 501/185 Rose Street, Fitzroy Vic 3065

Indicative selling price

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

Range between $500,000 & $550,000

Median sale price

Median price $790,000 Unit x Suburb Fitzroy

Period - From 01/04/2024 to 31/03/2025 Source REIV

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
11 Hodgson Street, Fitzroy 3065	$507,000	03/04/2025
608/2 Hotham Street, Collingwood 3066	$540,000	10/12/2024
513/338 Gore Street, Fitzroy 3065	$520,000	03/12/2024

This Statement of Information was prepared on: 15/05/2025 10:23

This guide must not be taken as legal advice.