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Section 47AF of the Estate Agents Act 1980

## UNIT Offered for Sale

3004/36-40 La Trobe Street Melbourne VIC 3000

 2  1  -

## Indicative Selling Price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Single Price \$520,000













## Median Sale Price

\$460,000 Units in Melbourne between 01 May 2018 - 30 Apr 2019

Source: CoreLogic

## Comparable Property Sales

These are the 3 properties sold within 2 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.

	<b>1202/36-40 La Trobe Street Melbourne VIC 3000</b>  2  -  -	Sold Price	<b>\$530,000</b>	Sold Date	<b>15-Feb-19</b>	Distance	-
	<b>1908/33 Mackenzie Street Melbourne VIC 3000</b>  2  1  1	Sold Price	<b>\$512,000</b>	Sold Date	<b>11-Feb-19</b>	Distance	<b>0.06km</b>
	<b>2504/318 Russell Street Melbourne VIC 3000</b>  2  1  -	Sold Price	<b>\$568,000</b>	Sold Date	<b>28-Mar-19</b>	Distance	<b>0.15km</b>

RS = Recent sale

UN = Undisclosed Sale

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