

# 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

11/377 Little Collins 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)

Range between \$550,000 & \$605,000

### Median sale price

Median price \$520,000 Property Type Unit Suburb Melbourne

Period - From 02/03/2025 to 01/03/2026 Source Property Data

### 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.

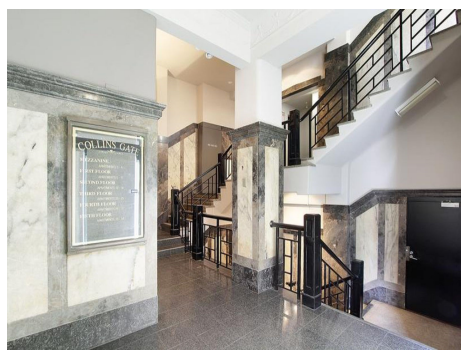
	Address of comparable property	Price	Date of sale
1	9/246 Albert St EAST MELBOURNE 3002	\$640,000	23/02/2026
2	4807/28 Timothy La MELBOURNE 3000	\$644,840	30/11/2025
3	4712/633 Little Lonsdale St MELBOURNE 3000	\$626,800	21/10/2025

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:

02/03/2026 12:42



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**Property Type:** Apartment

Agent Comments

**Indicative Selling Price**

\$550,000 - \$605,000

**Median Unit Price**

02/03/2025 - 01/03/2026: \$520,000

## Comparable Properties



**9/246 Albert St EAST MELBOURNE 3002 (REI)**

Agent Comments

1 1 -

**Price:** \$640,000

**Method:** Private Sale

**Date:** 23/02/2026

**Property Type:** Apartment

**4807/28 Timothy La MELBOURNE 3000 (VG)**

Agent Comments

1 - -

**Price:** \$644,840

**Method:** Sale

**Date:** 30/11/2025

**Property Type:** Flat/Unit/Apartment (Res)

**4712/633 Little Lonsdale St MELBOURNE 3000 (VG)**

Agent Comments

1 - -

**Price:** \$626,800

**Method:** Sale

**Date:** 21/10/2025

**Property Type:** Strata Unit/Flat