

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

705/108 HAINES STREET NORTH MELBOURNE VIC 3051

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Single Price

or range
between

\$360,000

&

\$380,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$472,500

Property type

Unit

Suburb

North Melbourne

Period-from

01 Jul 2024

to

30 Jun 2025

Source

Corelogic

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 6 months that the estate agent or agent's representative considers to be most comparable to the property for sale.

Address of comparable property

Price

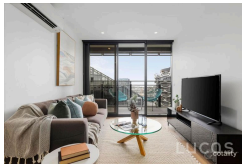
Date of sale

1810/421 DOCKLANDS DRIVE DOCKLANDS VIC 3008	\$380,000	20-Feb-25
3012/601 LITTLE LONSDALE STREET MELBOURNE VIC 3000	\$370,000	17-Mar-25
204/493-499 VICTORIA STREET WEST MELBOURNE VIC 3003	\$360,000	30-Jun-25

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 6 months.~~

This Statement of Information was prepared on: 16 July 2025



**1810/421 DOCKLANDS DRIVE
DOCKLANDS VIC 3008**

1 1 1

Sold Price **\$380,000** Sold Date **20-Feb-25**

Distance **1.85km**



**3012/601 LITTLE LONSDALE
STREET MELBOURNE VIC 3000**

1 1 1

Sold Price **\$370,000** Sold Date **17-Mar-25**

Distance **1.95km**



**204/493-499 VICTORIA STREET
WEST MELBOURNE VIC 3003**

1 1 1

Sold Price ^{RS} **\$360,000** Sold Date **30-Jun-25**

Distance **0.72km**

RS = Recent sale

UN = Undisclosed Sale

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