

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

2201/315-321 LA TROBE STREET MELBOURNE VIC 3000

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

\$310,000

&

\$330,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$410,000

Property type

Unit

Suburb

Melbourne

Period-from

01 Apr 2025

to

31 Mar 2026

Source

Cotality

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

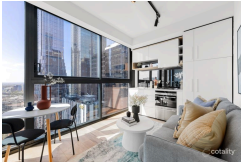
Date of sale

2402/315-321 LA TROBE STREET MELBOURNE VIC 3000	\$320,000	01-Apr-26
3001/315-321 LA TROBE STREET MELBOURNE VIC 3000	\$320,000	27-Oct-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: 13 April 2026



**2402/315-321 LA TROBE STREET
MELBOURNE VIC 3000**

1 1 1

Sold Price

^{RS} **\$320,000**

Sold Date

01-Apr-26

Distance

0km



**3001/315-321 LA TROBE STREET
MELBOURNE VIC 3000**

1 1 1

Sold Price

\$320,000

Sold Date

27-Oct-25

Distance

0km

RS = Recent sale

UN = Undisclosed Sale

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