

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

6808/648 LONSDALE 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

\$790,000

&

\$820,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$415,000

Property type

Unit

Suburb

Melbourne

Period-from

01 Jul 2025

to

30 Jun 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

7010/648 LONSDALE STREET MELBOURNE VIC 3000	\$860,000	13-May-26
2110/260 SPENCER STREET MELBOURNE VIC 3000	\$790,000	03-Mar-26
6012/639 LITTLE LONSDALE STREET MELBOURNE VIC 3000	\$845,000	29-Jan-26

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: 07 July 2026



**7010/648 LONSDALE STREET
MELBOURNE VIC 3000**

 2  2  1

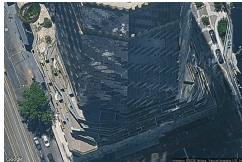
Sold Price

\$860,000

Sold Date **13-May-26**

Distance

0km



**2110/260 SPENCER STREET
MELBOURNE VIC 3000**

 2  2  -

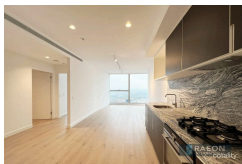
Sold Price

\$790,000

Sold Date **03-Mar-26**

Distance

0.06km



**6012/639 LITTLE LONSDALE
STREET MELBOURNE VIC 3000**

 2  2  2

Sold Price

\$845,000

Sold Date **29-Jan-26**

Distance

0.08km

RS = Recent sale

UN = Undisclosed Sale

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