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	2603/ 620 Collins Street, Melbourne VIC 3000

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting

Indication price range	$425,000 to $475,000

Median sale price

Median price	$478,888	Property type	*Unit*	Suburb	Melbourne
Period - From	22/05/2025	to	22/06/2026	Source	Propertydata.com.au

Comparable property sales

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 1008/ 620 Collins Street, Melbourne Vic 3000	$483,000	10/04/2026
1 5308/ 568 Collins Street, Melbourne Vic 3000	$500,000	11/03/2026
1 1703/ 620 Collins Street, Melbourne Vic 3000	$470,000	04/02/2026

This Statement of Information was prepared on: 22/ 06/ 2026