

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

4209/639 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

\$500,000

or range
between

&

Median sale price

(*Delete house or unit as applicable)

Median Price

\$415,000

Property type

Unit

Suburb

Melbourne

Period-from

01 Jun 2025

to

31 May 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

605/639 LONSDALE STREET MELBOURNE VIC 3000	\$585,000	01-Oct-25
1705/639 LONSDALE STREET MELBOURNE VIC 3000	\$525,000	13-Jan-26
4805/639 LONSDALE STREET MELBOURNE VIC 3000	\$612,000	24-Mar-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: 30 June 2026



**605/639 LONSDALE STREET
MELBOURNE VIC 3000**

 2  1  1

Sold Price

\$585,000

Sold Date

01-Oct-25

Distance

0km



**1705/639 LONSDALE STREET
MELBOURNE VIC 3000**

 2  1  1

Sold Price

\$525,000

Sold Date

13-Jan-26

Distance

0km



**4805/639 LONSDALE STREET
MELBOURNE VIC 3000**

 2  1  1

Sold Price

\$612,000

Sold Date

24-Mar-25

Distance

0km

RS = Recent sale

UN = Undisclosed Sale

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