

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 603/105 Batman Street, West Melbourne, VIC 3003

Indicative selling price

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

Price Range

\$630,000

&

\$650,000

Median sale price

Median price

\$552,794

Property Type

Apartment

Suburb

West Melbourne (3003)

Period - From

01/02/2025

to

31/01/2026

Source

REA

Comparable property sales

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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
1112/105 Batman Street, West Melbourne, Vic 3003	\$638,000	20/02/2026
1504/393 Spencer St, West Melbourne, Vic 3003	\$630,000	31/12/2025
3406/639 Lonsdale Street, Melbourne, Vic 3000	\$635,000	27/11/2025

This Statement of Information was prepared on: 24/02/2026