

# 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

84/299 Queen Street, Melbourne Vic 3000

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Single price \$1,400,000

### Median sale price

Median price \$520,000

Property Type Unit

Suburb Melbourne

Period - From 10/03/2025

to 09/03/2026

Source Property Data

### 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 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	1801/39 Caravel La DOCKLANDS 3008	\$1,453,000	26/02/2026
2	5203/63 La Trobe St MELBOURNE 3000	\$1,430,000	25/01/2026
3	73/299 Queen St MELBOURNE 3000	\$1,500,000	09/12/2025

**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 six months.~~

This Statement of Information was prepared on:

10/03/2026 09:53

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 3    2    1

**Property Type:** Apartment

**Agent Comments**

**Indicative Selling Price**  
\$1,400,000  
**Median Unit Price**  
10/03/2025 - 09/03/2026: \$520,000

## Comparable Properties



**1801/39 Caravel La DOCKLANDS 3008 (REI)**

[Agent Comments](#)

 3    2    2

**Price:** \$1,453,000  
**Method:** Private Sale  
**Date:** 26/02/2026  
**Property Type:** Apartment



**5203/63 La Trobe St MELBOURNE 3000 (REI)**

[Agent Comments](#)

 3    2    2

**Price:** \$1,430,000  
**Method:** Private Sale  
**Date:** 25/01/2026  
**Property Type:** Apartment



**73/299 Queen St MELBOURNE 3000 (REI/VG)**

[Agent Comments](#)

 3    2    1

**Price:** \$1,500,000  
**Method:** Private Sale  
**Date:** 09/12/2025  
**Property Type:** Apartment

**Account - Jellis Craig | P: 03 8644 5500**