

# 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

150 Johnston Street, Fitzroy Vic 3065

### Indicative selling price

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

Range between \$675,000 & \$725,000

### Median sale price

Median price \$2,344,000 Property Type House Suburb Fitzroy

Period - From 01/01/2026 to 31/03/2026 Source REIV

### 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	161 Alexandra Pde FITZROY NORTH 3068	\$770,000	26/02/2026
2	159 Alexandra Pde FITZROY NORTH 3068	\$700,000	06/02/2026
3			

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:

22/04/2026 11:20

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 2  1  0

**Property Type:** House (Res)

Agent Comments

**Indicative Selling Price**

\$675,000 - \$725,000

**Median House Price**

March quarter 2026: \$2,344,000

## Comparable Properties



**161 Alexandra Pde FITZROY NORTH 3068 (REI)**

Agent Comments

 2  1  -

**Price:** \$770,000

**Method:** Private Sale

**Date:** 26/02/2026

**Property Type:** House (Res)



**159 Alexandra Pde FITZROY NORTH 3068 (REI/VG)**

Agent Comments

 2  1  -

**Price:** \$700,000

**Method:** Private Sale

**Date:** 06/02/2026

**Property Type:** House (Res)

**Land Size:** 123 sqm approx

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.

Account - Jellis Craig | P: 03 8415 6100



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