

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

11/68-82 LEVESON STREET NORTH MELBOURNE VIC 3051

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Single Price

\$715,000

or range
between

&

Median sale price

(*Delete house or unit as applicable)

Median Price

\$500,000

Property type

Unit

Suburb

North Melbourne

Period-from

01 May 2025

to

30 Apr 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

| | | |
|--|-----------|-----------|
| 7/68-82 LEVESON STREET NORTH MELBOURNE VIC 3051 | \$700,000 | 09-Feb-26 |
| 11/14 LANCASHIRE LANE NORTH MELBOURNE VIC 3051 | \$810,000 | 28-Nov-25 |
| G7/388 QUEENSBERRY STREET NORTH MELBOURNE VIC 3051 | \$730,000 | 09-Mar-26 |

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: 07 May 2026



7/68-82 LEVESON STREET NORTH Sold Price **\$700,000** Sold Date **09-Feb-26**
MELBOURNE VIC 3051

 2
  1
  1

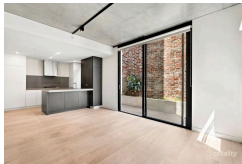
Distance **0km**



11/14 LANCASHIRE LANE NORTH Sold Price **\$810,000** Sold Date **28-Nov-25**
MELBOURNE VIC 3051

 2
  1
  1

Distance **0.13km**



67/388 QUEENSBERRY STREET Sold Price **\$730,000** Sold Date **09-Mar-26**
NORTH MELBOURNE VIC 3051

 2
  2
  1

Distance **0.3km**

RS = Recent sale

UN = Undisclosed Sale

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