

Single residential property located in the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode 6/64 Fitzroy Street St Kilda, Vic, 3182

Indicative selling price

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

Single price \$420,000

Median sale price

Median price \$521,000 Property type Apartment Suburb St Kilda

Period - From 01/07/2022 to 30/09/2022 Source REIV

Comparable property sales

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
215/173 Barkly Street, St Kilda, Vic, 3182	\$439,000	14/11/2022
219/135 Inkerman Street, St Kilda, Vic, 3182	\$410,000	13/08/2022
213/610 St Kilda Road, Melbourne, 3004	\$412,500	04/11/2022

This Statement of Information was prepared on: 26/11/2022