

## 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

1210/8 DALY STREET SOUTH YARRA VIC 3141

### Indicative selling price

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

Single Price

or range  
between

\$500,000

&

\$550,000

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$540,000

Property type

Unit

Suburb

South Yarra

Period-from

01 Dec 2023

to

30 Nov 2024

Source

Corelogic

### 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

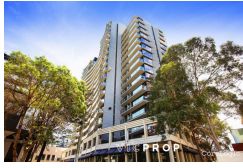
Date of sale

326/8 DALY STREET SOUTH YARRA VIC 3141	\$510,000	28-Jun-24
1110/8 DALY STREET SOUTH YARRA VIC 3141	\$515,000	25-Aug-23
1425/8 DALY STREET SOUTH YARRA VIC 3141	\$523,000	04-Aug-24

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: 02 December 2024



**326/8 DALY STREET SOUTH  
YARRA VIC 3141**

 2  1  1

Sold Price

**\$510,000**

Sold Date

**28-Jun-24**

Distance

**0km**



**1110/8 DALY STREET SOUTH  
YARRA VIC 3141**

 2  1  1

Sold Price

**\$515,000**

Sold Date

**25-Aug-23**

Distance

**0km**



**1425/8 DALY STREET SOUTH  
YARRA VIC 3141**

 2  1  1

Sold Price

**\$523,000**

Sold Date

**04-Aug-24**

Distance

**0km**

RS = Recent sale

UN = Undisclosed Sale

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