

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

810/7 YARRA STREET SOUTH YARRA VIC 3141

Indicative selling price

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

Single Price

or range
between

\$330,000

&

\$360,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$543,750

Property type

Unit

Suburb

South Yarra

Period-from

01 Apr 2024

to

31 Mar 2025

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

1907/7 YARRA STREET SOUTH YARRA VIC 3141	\$340,000	04-Feb-25
2110/3 YARRA STREET SOUTH YARRA VIC 3141	\$385,000	30-Jan-25

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.

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1907/7 YARRA STREET SOUTH
YARRA VIC 3141

1 1 1

Sold Price \$340,000 Sold Date 04-Feb-25

Distance 0km



2110/3 YARRA STREET SOUTH
YARRA VIC 3141

1 1 1

Sold Price \$385,000 Sold Date 30-Jan-25

Distance 0.04km

RS = Recent sale UN = Undisclosed Sale

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