

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 923/572 St Kilda Road, Melbourne, VIC 3004

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting

Price Range

\$210,000

&

\$230,000

Median sale price

Median price

\$484,000

Property Type

House

Suburb

Melbourne (3004)

Period - From

11/01/2023

to

11/01/2024

Source

realestate.com.au

Comparable property sales

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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
1031/572 ST KILDA ROAD, MELBOURNE VIC 3004	\$230,000	12/07/2022
1032/572 ST KILDA ROAD, MELBOURNE VIC 3004	\$222,500	20/04/2022
931/572 ST KILDA ROAD, MELBOURNE VIC 3004	\$230,000	13/04/2022

This Statement of Information was prepared on: 11/01/2024