

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 324 Inkerman Street, St Kilda East Vic 3183

Indicative selling price

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

Range between \$1,200,000 & \$1,320,000

Median sale price

Median price \$1,621,000 Property type House Suburb St Kilda East

Period - From 01/10/2024 to 31/10/2024 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
6 Rosamond St BALACLAVA 3183	\$1,380,000	03/10/2024
13 Gurner St ST KILDA 3182	\$1,352,500	18/09/2024
6 Boondara Gr ST KILDA EAST 3183	\$1,310,000	18/08/2024

This Statement of Information was prepared on: 28/01/2025