

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

302/539 ST KILDA ROAD MELBOURNE VIC 3004

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

\$650,000

&

\$680,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$590,000

Property type

Unit

Suburb

Melbourne

Period-from

01 Jun 2025

to

31 May 2026

Source

Cotality

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

502/539 ST KILDA ROAD MELBOURNE VIC 3004	\$650,000	21-Jul-25
313/539 ST KILDA ROAD MELBOURNE VIC 3004	\$658,000	04-Apr-25
30/539 ST KILDA ROAD MELBOURNE VIC 3004	\$690,000	04-Mar-26

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: 19 June 2026



**502/539 ST KILDA ROAD
MELBOURNE VIC 3004**

 2  2  1

Sold Price

\$650,000

Sold Date

21-Jul-25

Distance

0km



**313/539 ST KILDA ROAD
MELBOURNE VIC 3004**

 2  2  1

Sold Price

\$658,000

Sold Date

04-Apr-25

Distance

0km



**30/539 ST KILDA ROAD
MELBOURNE VIC 3004**

 2  2  1

Sold Price

\$690,000

Sold Date

04-Mar-26

Distance

0km

RS = Recent sale

UN = Undisclosed Sale

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