

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

5/1 CELESTE COURT ST KILDA EAST VIC 3183

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

\$300,000

&

\$330,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$580,000

Property type

Unit

Suburb

St Kilda East

Period-from

01 Sep 2024

to

31 Aug 2025

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

5/5 CELESTE COURT ST KILDA EAST VIC 3183	\$305,000	06-Sep-25
12/5 CELESTE COURT ST KILDA EAST VIC 3183	\$310,000	30-Jun-25
24/5-9 FULTON STREET ST KILDA EAST VIC 3183	\$305,000	20-May-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.~~

This Statement of Information was prepared on: 19 September 2025



**5/5 CELESTE COURT ST KILDA
EAST VIC 3183**

1 1 1

Sold Price ^{RS} **\$305,000** ^{UN} Sold Date **06-Sep-25**

Distance **0.04km**



**12/5 CELESTE COURT ST KILDA
EAST VIC 3183**

1 1 1

Sold Price **\$310,000** Sold Date **30-Jun-25**

Distance **0.04km**



**24/5-9 FULTON STREET ST KILDA
EAST VIC 3183**

1 1 1

Sold Price **\$305,000** Sold Date **20-May-25**

Distance **0.9km**

RS = Recent sale **UN** = Undisclosed Sale

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