

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

608/25-29 COVENTRY STREET SOUTHBANK VIC 3006

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

\$349,500

&

\$360,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$495,500

Property type

Unit

Suburb

Southbank

Period-from

01 Jun 2024

to

31 May 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

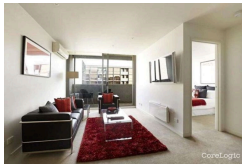
Date of sale

1812/8 DORCAS STREET SOUTHBANK VIC 3006	\$350,000	04-Feb-25
1808/42-48 BALSTON STREET SOUTHBANK VIC 3006	\$355,000	31-Mar-25
1203/60 KAVANAGH STREET SOUTHBANK VIC 3006	\$350,000	20-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.

This Statement of Information was prepared on: 05 June 2025

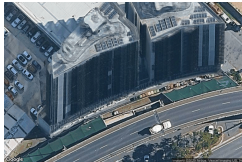


**1812/8 DORCAS STREET
SOUTHBANK VIC 3006**

 1  1  -

Sold Price **\$350,000** Sold Date **04-Feb-25**

Distance **0.05km**



**1808/42-48 BALSTON STREET
SOUTHBANK VIC 3006**

 1  1  -

Sold Price **\$355,000** Sold Date **31-Mar-25**

Distance **0.72km**



**1203/60 KAVANAGH STREET
SOUTHBANK VIC 3006**

 1  1  -

Sold Price **\$350,000** Sold Date **20-Jan-25**

Distance **0.81km**

RS = Recent sale

UN = Undisclosed Sale

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