

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

814/3 TARVER STREET PORT MELBOURNE VIC 3207

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Single Price

\$595,000

or range
between

&

Median sale price

(*Delete house or unit as applicable)

Median Price

\$730,000

Property type

Unit

Suburb

Port Melbourne

Period-from

01 Aug 2024

to

31 Jul 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

502/3 TARVER STREET PORT MELBOURNE VIC 3207	\$595,000	21-Mar-25
304/232-242 ROUSE STREET PORT MELBOURNE VIC 3207	\$590,000	15-Jul-25
613/54-60 NOTT STREET PORT MELBOURNE VIC 3207	\$585,000	28-Feb-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.~~

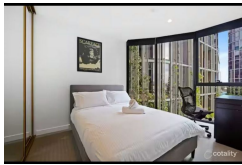
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**502/3 TARVER STREET PORT
MELBOURNE VIC 3207**

2 1 1

Sold Price

\$595,000

Sold Date

21-Mar-25

Distance

0km



**304/232-242 ROUSE STREET PORT
MELBOURNE VIC 3207**

2 1 1

Sold Price

^{RS} **\$590,000**

Sold Date

15-Jul-25

Distance

1.7km



**613/54-60 NOTT STREET PORT
MELBOURNE VIC 3207**

2 1 1

Sold Price

\$585,000

Sold Date

28-Feb-25

Distance

1.83km

RS = Recent sale

UN = Undisclosed Sale

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