

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

1/16 TARELLA ROAD CHELSEA VIC 3196

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

\$770,000

&

\$830,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$715,000

Property type

Unit

Suburb

Chelsea

Period-from

01 Apr 2025

to

31 Mar 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

12 ARNOLD DRIVE CHELSEA VIC 3196	\$798,000	28-Feb-26
37 ORANA CRESCENT CHELSEA VIC 3196	\$800,000	25-Mar-26
13 BLACK STREET CHELSEA VIC 3196	\$863,000	05-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: 09 April 2026



12 ARNOLD DRIVE CHELSEA VIC 3196

 2
  1
  1

Sold Price

^{RS}
\$798,000

Sold Date

28-Feb-26

Distance

1.05km


37 ORANA CRESCENT CHELSEA VIC 3196

 2
  1
  1

Sold Price

^{RS}
\$800,000

Sold Date

25-Mar-26

Distance

0.7km


13 BLACK STREET CHELSEA VIC 3196

 2
  1
  1

Sold Price

^{RS}
\$863,000

Sold Date

05-Mar-26

Distance

0.25km
RS = Recent sale

UN = Undisclosed Sale

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