

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

1/6 Rockley Road, South Yarra Vic 3141

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting

Range between \$820,000 & \$900,000

Median sale price

Median price \$590,000

Property Type Unit

Suburb South Yarra

Period - From 01/07/2025

to 30/06/2026

Source REIV

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 six 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
1	5/264 Williams Rd TOORAK 3142	\$852,000	12/08/2026
2	4/264 Williams Rd TOORAK 3142	\$915,000	26/05/2026
3	202/40 Chapel Mews SOUTH YARRA 3141	\$890,000	24/02/2026

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 six months.~~

This Statement of Information was prepared on:

20/08/2026 16:30



Property Type:
Divorce/Estate/Family Transfers
Land Size: 990 sqm approx
Agent Comments

Indicative Selling Price
\$820,000 - \$900,000
Median Unit Price
Year ending June 2026: \$590,000

Comparable Properties



5/264 Williams Rd TOORAK 3142 (REI)

Agent Comments



Price: \$852,000
Method: Private Sale
Date: 12/08/2026
Property Type: Apartment



4/264 Williams Rd TOORAK 3142 (REI)

Agent Comments



Price: \$915,000
Method: Private Sale
Date: 26/05/2026
Property Type: Apartment



202/40 Chapel Mews SOUTH YARRA 3141 (REI/VG)

Agent Comments



Price: \$890,000
Method: Private Sale
Date: 24/02/2026
Property Type: Apartment

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