

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

1/68 Grey Street, St Kilda VIC 3182

Indicative selling price

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

Range between

\$425,000

&

\$465,000

Median sale price

Median price

\$507,500

Property Type

Unit

Suburb

St Kilda

Period - From

18/02/2026

to

17/08/2026

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 six months that the estate agent or agents representative considers to be most comparable to the property for sale

Address of comparable property	Price	Date of sale
8/23 Carlisle Avenue Balaclava VIC 3183	\$465,000	27/03/2026
9/1 Wrexham Road Windsor VIC 3181	\$440,000	24/06/2026
1/323 Orrong Road St Kilda East VIC 3183	\$460,000	24/06/2026

This Statement of Information was prepared on:

18/08/2026