

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

202/7 Newry Street, Richmond Vic 3121

Indicative selling price

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

Single price

\$595,000

Median sale price

Median price

\$585,000

Property Type

Unit

Suburb

Richmond

Period - From

01/10/2025

to

31/12/2025

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	1502/35 Malcolm St SOUTH YARRA 3141	\$590,000	13/09/2025
2	310/681 Chapel St SOUTH YARRA 3141	\$595,000	03/10/2025
3	110/121 Power St HAWTHORN 3122	\$605,000	30/08/2025

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:

09/02/2026 12:21



2 1 1

Property Type: Apartment
Agent Comments

Comparable Properties



1502/35 Malcolm St SOUTH YARRA 3141 (REI/VG)

Agent Comments

2 1 1

Price: \$590,000
Method: Private Sale
Date: 13/09/2025
Property Type: Unit



310/681 Chapel St SOUTH YARRA 3141 (REI/VG)

Agent Comments

2 1 1

Price: \$595,000
Method: Private Sale
Date: 03/10/2025
Property Type: Apartment



110/121 Power St HAWTHORN 3122 (REI/VG)

Agent Comments

2 1 1

Price: \$605,000
Method: Private Sale
Date: 30/08/2025
Property Type: Apartment