

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

2803/368 St Kilda Road, Melbourne Vic 3000

Indicative selling price

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

Range between \$1,900,000

&

\$2,050,000

Median sale price

Median price \$1,420,000

Property Type Townhouse

Suburb Melbourne

Period - From 02/06/2025

to

01/06/2026

Source Property Data

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	480 St Kilda Rd MELBOURNE 3004	\$2,000,000	12/05/2026
2	7/112 Millswyn St SOUTH YARRA 3141	\$1,910,000	17/12/2025
3			

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:

02/06/2026 10:29



Property Type: Townhouse
(Single)

Agent Comments

Indicative Selling Price
\$1,900,000 - \$2,050,000
Median Townhouse Price
02/06/2025 - 01/06/2026: \$1,420,000

Comparable Properties



480 St Kilda Rd MELBOURNE 3004 (REI)

Agent Comments



Price: \$2,000,000
Method: Private Sale
Date: 12/05/2026
Property Type: Apartment



7/112 Millswyn St SOUTH YARRA 3141 (REI)

Agent Comments



Price: \$1,910,000
Method: Private Sale
Date: 17/12/2025
Property Type: Apartment

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.

Account - Marshall White | P: 03 9822 9999



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