

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

29 Crown Street, Richmond Vic 3121

Indicative selling price

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

Range between \$1,350,000

&

\$1,450,000

Median sale price

Median price \$1,397,000

Property Type House

Suburb Richmond

Period - From 01/04/2026

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	15 Darlington Pde RICHMOND 3121	\$1,300,000	07/07/2026
2	97 Highett St RICHMOND 3121	\$1,474,000	07/07/2026
3	7 Grattan PI RICHMOND 3121	\$1,410,000	20/06/2026

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:

26/08/2026 11:24

**Property Type:**

Divorce/Estate/Family Transfers

Land Size: 166 sqm approx

Agent Comments

Indicative Selling Price

\$1,350,000 - \$1,450,000

Median House Price

June quarter 2026: \$1,397,000

Comparable Properties

**15 Darlington Pde RICHMOND 3121 (REI/VG)**

Agent Comments

**Price:** \$1,300,000**Method:** Private Sale**Date:** 07/07/2026**Property Type:** House (Res)**Land Size:** 174 sqm approx**97 Highett St RICHMOND 3121 (REI)**

Agent Comments

**Price:** \$1,474,000**Method:** Private Sale**Date:** 07/07/2026**Property Type:** House**7 Grattan PI RICHMOND 3121 (REI/VG)**

Agent Comments

**Price:** \$1,410,000**Method:** Auction Sale**Date:** 20/06/2026**Property Type:** House (Res)**Land Size:** 169 sqm approx