

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

402/7 King Street, Prahran Vic 3181

Indicative selling price

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

Range between

\$320,000

&

\$340,000

Median sale price

Median price

\$525,500

Property Type

Unit

Suburb

Prahran

Period - From

01/04/2025

to

31/03/2026

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	104/139 York St PRAHRAN 3181	\$335,000	13/02/2026
2	201/22 Chatham St PRAHRAN 3181	\$325,000	09/02/2026
3	205/15 Clifton St PRAHRAN 3181	\$325,000	11/12/2025

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:

07/05/2026 16:49



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Property Type: Apartment

Agent Comments

Indicative Selling Price

\$320,000 - \$340,000

Median Unit Price

Year ending March 2026: \$525,500

Comparable Properties



104/139 York St PRAHRAN 3181 (REI/VG)

Agent Comments

1
 1
 -

Price: \$335,000

Method: Private Sale

Date: 13/02/2026

Property Type: Unit



201/22 Chatham St PRAHRAN 3181 (REI/VG)

Agent Comments

1
 1
 -

Price: \$325,000

Method: Private Sale

Date: 09/02/2026

Property Type: Apartment



205/15 Clifton St PRAHRAN 3181 (REI/VG)

Agent Comments

1
 1
 -

Price: \$325,000

Method: Private Sale

Date: 11/12/2025

Property Type: Apartment

Account - Jellis Craig | P: 03 9864 5000