

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

5/73 PAKINGTON STREET ST KILDA VIC 3182

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Single Price

or range
between

\$595,000

&

\$625,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$495,000

Property type

Unit

Suburb

St Kilda

Period-from

01 May 2025

to

30 Apr 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 6 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

4/95 ALMA ROAD ST KILDA EAST VIC 3183	\$600,000	24-Mar-26
12/2A RAVENS GROVE ST KILDA EAST VIC 3183	\$600,000	20-Feb-26
2/44 EILDON ROAD ST KILDA VIC 3182	\$595,000	03-May-26

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 6 months.~~

This Statement of Information was prepared on: 18 May 2026

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**4/95 ALMA ROAD ST KILDA EAST
VIC 3183**

Sold Price

\$600,000

Sold Date

24-Mar-26

2

1

1

Distance

0.59km



**12/2A RAVENS GROVE ST KILDA
EAST VIC 3183**

Sold Price

Sold Date

20-Feb-26

2

1

1

Distance

0.85km



**2/44 EILDON ROAD ST KILDA VIC
3182**

Sold Price

^{RS} **\$595,000**

Sold Date

03-May-26

2

1

-

Distance

1.13km

RS = Recent sale

UN = Undisclosed Sale

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