

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

52/352 Canterbury Road, St Kilda Vic 3182

Indicative selling price

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

Range between

\$440,000

&

\$480,000

Median sale price

Median price

\$530,000

Property Type

Unit

Suburb

St Kilda

Period - From

13/07/2025

to

12/07/2026

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	405/78 Inkerman St ST KILDA 3182	\$449,000	29/06/2026
2	14/22a Acland St ST KILDA 3182	\$460,000	07/05/2026
3	29/352 Canterbury Rd ST KILDA 3182	\$480,000	28/04/2026

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:

13/07/2026 13:55



1 1 1

Property Type: Apartment

Agent Comments

Comparable Properties



405/78 Inkerman St ST KILDA 3182 (REI)

Agent Comments

1 1 1

Price: \$449,000

Method: Private Sale

Date: 29/06/2026

Property Type: Apartment



14/22a Acland St ST KILDA 3182 (REI/VG)

Agent Comments

1 1 1

Price: \$460,000

Method: Private Sale

Date: 07/05/2026

Property Type: Apartment



29/352 Canterbury Rd ST KILDA 3182 (REI/VG)

Agent Comments

1 1 1

Price: \$480,000

Method: Private Sale

Date: 28/04/2026

Property Type: Apartment