

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

66 Green Street, Cremorne Vic 3121

Indicative selling price

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

Range between \$1,300,000

&

\$1,400,000

Median sale price

Median price \$1,195,000

Property Type House

Suburb Cremorne

Period - From 28/05/2025

to

27/05/2026

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	3 Dickmann St RICHMOND 3121	\$1,207,000	06/12/2025
2	21 Corsair St RICHMOND 3121	\$1,327,500	28/03/2026
3	8 Charlotte St RICHMOND 3121	\$1,400,000	21/03/2026

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:

28/05/2026 17:03



Property Type:
Divorce/Estate/Family Transfers
Land Size: 330 sqm approx
Agent Comments

Indicative Selling Price
\$1,300,000 - \$1,400,000
Median House Price
28/05/2025 - 27/05/2026: \$1,195,000

Comparable Properties



3 Dickmann St RICHMOND 3121 (REI/VG)

Agent Comments



Price: \$1,207,000
Method: Auction Sale
Date: 06/12/2025
Property Type: House (Res)
Land Size: 158 sqm approx



21 Corsair St RICHMOND 3121 (REI)

Agent Comments



Price: \$1,327,500
Method: Auction Sale
Date: 28/03/2026
Property Type: House (Res)
Land Size: 201 sqm approx



8 Charlotte St RICHMOND 3121 (REI)

Agent Comments



Price: \$1,400,000
Method: Auction Sale
Date: 21/03/2026
Property Type: House (Res)
Land Size: 235 sqm approx

Account - Belle Property South Yarra | P: 03 9868 5444 | F: 03 9868 5455