

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

6/15 ACLAND 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

\$240,000

&

\$260,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$520,000

Property type

Unit

Suburb

St Kilda

Period-from

01 Oct 2023

to

30 Sep 2024

Source

Corelogic

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

4/1 FIONA COURT ST KILDA VIC 3182	\$250,000	04-Oct-24
5/38 WATERLOO CRESCENT ST KILDA VIC 3182	\$280,000	16-Sep-24

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.

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4/1 FIONA COURT ST KILDA VIC 3182

Sold Price

^{RS}

\$250,000

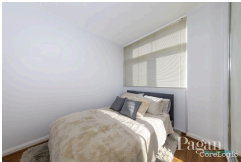
Sold Date

04-Oct-24

 1  1  -

Distance

1.26km



5/38 WATERLOO CRESCENT ST KILDA VIC 3182

Sold Price

^{RS}

\$280,000

Sold Date

16-Sep-24

 1  1  1

Distance

0.83km

RS = Recent sale

UN = Undisclosed Sale

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