

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

103/36 REGENT STREET RICHMOND VIC 3121

Indicative selling price

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

Single Price

\$325,000

or range
between

&

Median sale price

(*Delete house or unit as applicable)

Median Price

\$615,000

Property type

Unit

Suburb

Richmond

Period-from

01 Sep 2024

to

31 Aug 2025

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

104/10 BROMHAM PLACE RICHMOND VIC 3121	-	29-Aug-25
9/627 VICTORIA STREET ABBOTSFORD VIC 3067	\$330,000	11-May-25
310/1 ACACIA PLACE ABBOTSFORD VIC 3067	\$320,000	20-Mar-25

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: 19 September 2025



**104/10 BROMHAM PLACE
 RICHMOND VIC 3121**

 1  1  -

Sold Price

RS - UN

Sold Date **29-Aug-25**

Distance **0.62km**



**9/627 VICTORIA STREET
 ABBOTSFORD VIC 3067**

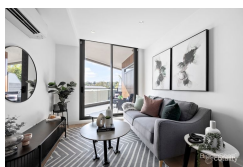
 1  1  -

Sold Price

\$330,000

Sold Date **11-May-25**

Distance **1.49km**



**310/1 ACACIA PLACE
 ABBOTSFORD VIC 3067**

 1  1  -

Sold Price

\$320,000

Sold Date **20-Mar-25**

Distance **1.96km**

RS = Recent sale UN = Undisclosed Sale

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