

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

3/43 WESTBURY STREET ST KILDA EAST VIC 3183

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

\$600,000

&

\$650,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$578,500

Property type

Unit

Suburb

St Kilda East

Period-from

01 Jul 2025

to

30 Jun 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

5/73 PAKINGTON STREET ST KILDA VIC 3182

\$625,000

27-May-26

4/15-17 CRIMEA STREET ST KILDA VIC 3182

\$630,000

30-Jan-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: 02 July 2026



**5/73 PAKINGTON STREET ST
KILDA VIC 3182**

2 1 -

Sold Price

^{RS} **\$625,000** Sold Date **27-May-26**

Distance **0.83km**



**4/15-17 CRIMEA STREET ST KILDA
VIC 3182**

2 1 1

Sold Price

^{RS} **\$630,000** ^{UN} Sold Date **30-Jan-26**

Distance **0.82km**

RS = Recent sale **UN** = Undisclosed Sale

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