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

210/555 St Kilda Road, Melbourne Vic 3004

Indicative selling price

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Single price \$790,000

Median sale price

Median price	\$530,000	Pro	perty Type Uni	t	Subu	rb Melbourne
Period - From	16/07/2024	to	15/07/2025	Sou	rce Prope	erty 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.

Add	dress of comparable property	Price	Date of sale
1	104/601 St Kilda Rd MELBOURNE 3004	\$720,000	30/05/2025
2	1112/605 St Kilda Rd MELBOURNE 3004	\$772,800	05/05/2025
3	904/601 St Kilda Rd MELBOURNE 3004	\$760,000	17/03/2025

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:

16/07/2025 09:39

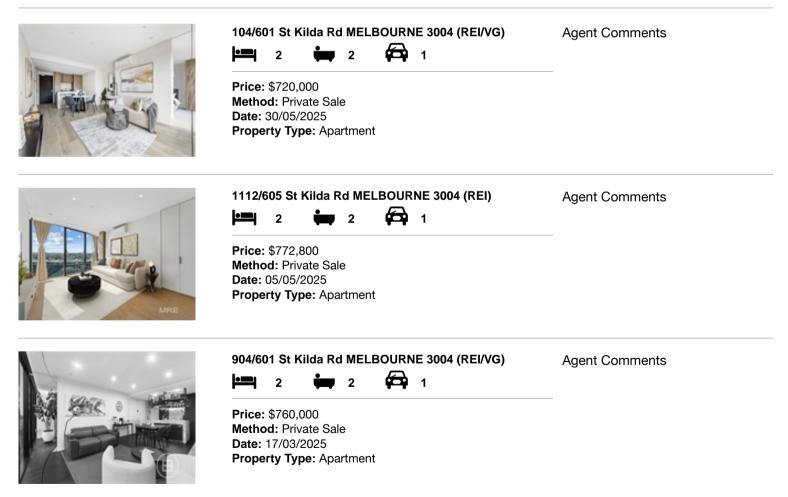






Property Type: Apartment Agent Comments Indicative Selling Price \$790,000 Median Unit Price 16/07/2024 - 15/07/2025: \$530,000

Comparable Properties



Account - Biggin & Scott | P: 9520 9000 | F: 9533 6140



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