

## 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

903D/21 ROBERT STREET COLLINGWOOD VIC 3066

### Indicative selling price

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

Single Price

or range  
between

\$640,000

&

\$690,000

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$615,000

Property type

Unit

Suburb

Collingwood

Period-from

01 May 2025

to

30 Apr 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

|   |           |           |
|---|-----------|-----------|
| 117/470 SMITH STREET COLLINGWOOD VIC 3066   | \$680,000 | 25-Dec-25 |
| 706D/21 ROBERT STREET COLLINGWOOD VIC 3066  | \$665,000 | 01-Dec-25 |
| 415/251 JOHNSTON STREET ABBOTSFORD VIC 3067 | \$670,000 | 01-Apr-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: 18 May 2026



**YORKSHIRE**  
PROPERTY  
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**117/470 SMITH STREET  
COLLINGWOOD VIC 3066**

2 2 1

Sold Price **\$680,000** Sold Date **25-Dec-25**

Distance **1.28km**

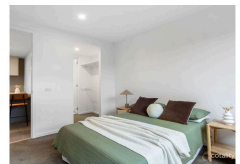


**706D/21 ROBERT STREET  
COLLINGWOOD VIC 3066**

2 2 1

Sold Price **\$665,000** Sold Date **01-Dec-25**

Distance **0km**



**415/251 JOHNSTON STREET  
ABBOTSFORD VIC 3067**

2 2 1

Sold Price **\$670,000** Sold Date **01-Apr-26**

Distance **0.92km**

RS = Recent sale

UN = Undisclosed Sale

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