

## 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

503E/5 GREEVES STREET ST KILDA VIC 3182

### Indicative selling price

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

Single Price

or range  
between

\$800,000

&

\$880,000

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$510,000

Property type

Unit

Suburb

St Kilda

Period-from

01 Jun 2024

to

31 May 2025

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

1/25 MITFORD STREET ST KILDA VIC 3182	\$975,000	04-Mar-25
5/354 DANDENONG ROAD ST KILDA EAST VIC 3183	\$917,500	19-Mar-25
21/417 TOORAK ROAD TOORAK VIC 3142	\$870,000	08-Oct-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.

This Statement of Information was prepared on: 10 June 2025



**1/25 MITFORD STREET ST KILDA  
VIC 3182**

3 2 1

Sold Price

**\$975,000**

Sold Date

**04-Mar-25**

Distance

**0.83km**



**5/354 DANDENONG ROAD ST  
KILDA EAST VIC 3183**

3 2 1

Sold Price

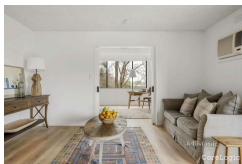
**\$917,500**

Sold Date

**19-Mar-25**

Distance

**2.41km**



**21/417 TOORAK ROAD TOORAK  
VIC 3142**

3 2 1

Sold Price

**\$870,000**

Sold Date

**08-Oct-24**

Distance

**3.45km**

**RS** = Recent sale

**UN** = Undisclosed Sale

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