

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

815/568 ST KILDA ROAD MELBOURNE VIC 3004

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

&

\$620,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$600,000

Property type

Unit

Suburb

Melbourne

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

1703/568 ST KILDA ROAD MELBOURNE VIC 3004	\$760,000	23-Aug-24
1710/568 ST KILDA ROAD MELBOURNE VIC 3004	-	07-Sep-24
506/1 ROY STREET MELBOURNE VIC 3004	-	23-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.~~

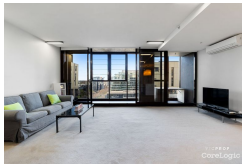
This Statement of Information was prepared on: 27 June 2025



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**1703/568 ST KILDA ROAD
MELBOURNE VIC 3004**

2 2 2

Sold Price

\$760,000

Sold Date **23-Aug-24**

Distance

0km



**1710/568 ST KILDA ROAD
MELBOURNE VIC 3004**

2 2 1

Sold Price

- Sold Date **07-Sep-24**

Distance

0km



**506/1 ROY STREET MELBOURNE
VIC 3004**

2 2 1

Sold Price

Sold Date **23-Oct-24**

Distance

0.13km



**603/1 ROY STREET MELBOURNE
VIC 3004**

2 2 1

Sold Price

\$820,000

Sold Date **17-Dec-24**

Distance

0.13km



**904/1 ROY STREET MELBOURNE
VIC 3004**

2 2 2

Sold Price

\$1,100,000

Sold Date **15-Mar-24**

Distance

0.13km



**1006/1 ROY STREET MELBOURNE
VIC 3004**

2 2 -

Sold Price

\$690,000

Sold Date **07-Apr-25**

Distance

0.13km

RS = Recent sale

UN = Undisclosed Sale

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**603/576-578 ST KILDA ROAD
MELBOURNE VIC 3004**

2 2 2

Sold Price **\$1,050,000** Sold Date **11-Nov-24**

Distance **0.16km**

RS = Recent sale

UN = Undisclosed Sale

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