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	1905/50-54 Claremont Street, South Yarra Vic 3141
Including suburb and	
postcode	

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting

Median sale price

Median price	\$677,000	Pro	perty Type	Jnit		Suburb	South Yarra
Period - From	01/04/2025	to	30/06/2025	Sc	ource	REIV	

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.

Address of comparable property

Add	dress of comparable property	Price	Date of sale
1	702/649 Chapel St SOUTH YARRA 3141	\$720,000	24/06/2025
2	1301/18 Claremont St SOUTH YARRA 3141	\$730,500	18/06/2025
3	5/29 Park St SOUTH YARRA 3141	\$768,000	14/06/2025

OR

B* The estate agent or agent's representative reasonably believes that fewer than three comparableproperties were sold within two kilometres of the property for sale in the last six months.

This Statement of Information was prepared on:	29/07/2025 13:22



JellisCraig





Property Type: Apartment **Agent Comments**

Indicative Selling Price \$700,000 - \$770,000 **Median Unit Price** June quarter 2025: \$677,000

Comparable Properties



702/649 Chapel St SOUTH YARRA 3141 (REI/VG)

2

Agent Comments

Price: \$720,000 Method: Private Sale Date: 24/06/2025

Property Type: Apartment

1301/18 Claremont St SOUTH YARRA 3141 (REI)

2





Agent Comments

Price: \$730,500

Method: Sold Before Auction

Date: 18/06/2025

Property Type: Apartment Land Size: 82 sqm approx



5/29 Park St SOUTH YARRA 3141 (REI)

Agent Comments

Price: \$768,000 Method: Auction Sale Date: 14/06/2025

Property Type: Apartment

Account - Jellis Craig | P: 03 9864 5000





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