

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 407/152 Sturt Street, Southbank, 3006

**Indicative selling price**

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Single price  or range between \$680,000.00 &  \$748,000.00

**Median sale price**

Median price  \$570,000.00 Property type  Unit/Apartment Suburb  SOUTHBANK  
 Period -  Apr 2024 to  Mar 2025 Source  REIV

**Comparable property sales**

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	Price	Date of sale
136/120 Sturt St SOUTHBANK 3006	\$743,000.00	17/03/2025
810/60 Siddeley St DOCKLANDS 3008	\$735,000.00	13/03/2025
1007/9 Power St SOUTHBANK 3006	\$730,000.00	5/03/2025

This Statement of Information was prepared on:  Monday 07th April 2025