

## 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

1004/605 ST KILDA ROAD MELBOURNE VIC 3004

### 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

\$720,000

&

\$750,000

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$595,000

Property type

Unit

Suburb

Melbourne

Period-from

01 Apr 2025

to

31 Mar 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

705/605 ST KILDA ROAD MELBOURNE VIC 3004	\$718,000	22-Aug-25
1112/605 ST KILDA ROAD MELBOURNE VIC 3004	\$772,800	03-May-25
408/605 ST KILDA ROAD MELBOURNE VIC 3004	\$700,000	12-Apr-25

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: 09 April 2026



**705/605 ST KILDA ROAD  
 MELBOURNE VIC 3004**

 2  2  1

Sold Price **\$718,000** Sold Date **22-Aug-25**

Distance **0km**

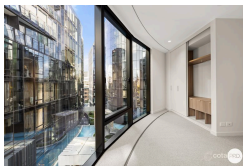


**1112/605 ST KILDA ROAD  
 MELBOURNE VIC 3004**

 2  2  1

Sold Price **\$772,800** Sold Date **03-May-25**

Distance **0km**



**408/605 ST KILDA ROAD  
 MELBOURNE VIC 3004**

 2  2  1

Sold Price **\$700,000** Sold Date **12-Apr-25**

Distance **0km**

RS = Recent sale      UN = Undisclosed Sale

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