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	2/14 DEAKIN STREET ST KILDA WEST VIC 3182

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	$400,000	&	$440,000

Median sale price

(*Delete house or unit as applicable)

Median Price	$526,000	Property type	Unit	Suburb	St Kilda West
Period-from	01 Nov 2024	to	31 Oct 2025	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
10/14 DEAKIN STREET ST KILDA WEST VIC 3182	$460,000	09-Aug-25
15/206 CANTERBURY ROAD ST KILDA WEST VIC 3182	$440,000	07-Oct-25
9/14 DEAKIN STREET ST KILDA WEST VIC 3182	$402,500	22-Mar-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: 06 November 2025

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10/14 DEAKIN STREET ST KILDA WEST VIC 3182

1 1 1

Sold Price **$460,000** Sold Date **09-Aug-25**

Distance **0km**



15/206 CANTERBURY ROAD ST KILDA WEST VIC 3182

1 1 1

Sold Price RS **$440,000** UN Sold Date **07-Oct-25**

Distance **0.15km**



9/14 DEAKIN STREET ST KILDA WEST VIC 3182

1 1 1

Sold Price **$402,500** Sold Date **22-Mar-25**

Distance **0km**



11/14 DEAKIN STREET ST KILDA WEST VIC 3182

1 1 1

Sold Price **$470,000** Sold Date **27-May-25**

Distance **0km**

RS = Recent sale **UN** = Undisclosed Sale

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