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	15/9-11 Barnsbury Road, South Yarra Vic 3141

Indicative selling price

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

Range between $290,000 & $315,000

Median sale price

Median price $610,000 Property Type Unit Suburb South Yarra

Period - From 01/04/2025 to 31/03/2026 Source 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	Price	Date of sale
1	10/26 Darling St SOUTH YARRA 3141	$330,000	27/03/2026
2	1/14 Tivoli Rd SOUTH YARRA 3141	$292,000	11/11/2025
3	17/9-11 Barnsbury Rd SOUTH YARRA 3141	$290,000	05/11/2025

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 six months.~~

This Statement of Information was prepared on: 17/04/2026 16:03

15/9-11 Barnsbury Road, South Yarra Vic 3141

JellisCraig

Khom Falla
0497 282 260



1 1 1

Property Type: Apartment

Agent Comments

Indicative Selling Price
$290,000 - $315,000
Median Unit Price
Year ending March 2026: $610,000

Comparable Properties



10/26 Darling St SOUTH YARRA 3141 (REI)

1 1 1

Price: $330,000
Method: Private Sale
Date: 27/03/2026
Property Type: Apartment

Agent Comments



1/14 Tivoli Rd SOUTH YARRA 3141 (REI/VG)

1 1 1

Price: $292,000
Method: Private Sale
Date: 11/11/2025
Property Type: Apartment

Agent Comments



17/9-11 Barnsbury Rd SOUTH YARRA 3141 (REI)

1 1 1

Price: $290,000
Method: Private Sale
Date: 05/11/2025
Property Type: Apartment

Agent Comments

Account - Jellis Craig | P: 98305966

REIV THE DIFFERENCE

propertydata.com.au

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