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	10/132 Alexandra Street, St Kilda East Vic 3183

Indicative selling price

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

Single price: $485,000

Median sale price

Median price: $598,000 | Property Type: Unit | Suburb: St Kilda East

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	4/132 Alexandra St ST KILDA EAST 3183	$465,000	15/04/2026
2	8/23 Carlisle Av BALACLAVA 3183	$465,000	27/03/2026
3	7/132 Alexandra St ST KILDA EAST 3183	$492,500	23/03/2026

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: 09/06/2026 10:18

10/132 Alexandra Street, St Kilda East Vic 3183

JellisCraig



2 1 1

Property Type: Apartment

Agent Comments

Indicative Selling Price
$485,000
Median Unit Price
Year ending March 2026: $598,000

Comparable Properties



4/132 Alexandra St ST KILDA EAST 3183 (REI/VG)

2 1 1

Price: $465,000
Method: Private Sale
Date: 15/04/2026
Property Type: Apartment

Agent Comments



8/23 Carlisle Av BALACLAVA 3183 (REI/VG)

2 1 1

Price: $465,000
Method: Private Sale
Date: 27/03/2026
Property Type: Apartment

Agent Comments



7/132 Alexandra St ST KILDA EAST 3183 (REI/VG)

2 1 1

Price: $492,500
Method: Private Sale
Date: 23/03/2026
Property Type: Apartment

Agent Comments

Account - Jellis Craig | P: 03 9864 5000

REIV THE DIFFERENCE | propertydata.com.au

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