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	501/65 Beach Street, Port Melbourne VIC 3207

Indicative selling price

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

Range between $1,500,000 & $1,600,000

Median sale price

Median price $738,800 Property Type Unit Suburb Port Melbourne

Period - From 01/10/2024 to 30/03/2025 Source core_logic

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 agents representative considers to be most comparable to the property for sale

Address of comparable property	Price	Date of sale
306/115 Beach Street Port Melbourne VIC 3207	$1,500,000	23/01/2025
66/85 Rouse Street Port Melbourne VIC 3207	$1,430,000	13/02/2025
601/65 Beach Street Port Melbourne VIC 3207	$1,350,000	27/02/2025

This Statement of Information was prepared on: 31/03/2025