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	10/8 Robe Street, St Kilda VIC 3182

Indicative selling price

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

Single price	$699,000

Median sale price

Median price	$493,000	Property Type	Unit	Suburb	St Kilda
Period - From	22/04/2025	to	21/10/2025	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 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
9/11 Herbert Street St Kilda VIC 3182	$685,000	04/10/2025
19/25 Mitford Street St Kilda VIC 3182	$693,000	30/08/2025
1/8 Robe Street St Kilda VIC 3182	$680,000	13/08/2025

This Statement of Information was prepared on: 22/10/2025