

# Statement of Information Single residential property located in the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

## Property offered for sale

Address  
Including suburb and postcode 4/336 DANDENONG ROAD ST KILDA EAST VIC 3183

## Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Single price \$750,000

or range between

&

## Median sale price

Median price \$595,000

Property Type Unit

Suburb ST KILDA EAST

Period - From 09/25

to 02/25

Source REIV

## Comparable property sales

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
8/97 WESTBURY STREET, BALACLAVA, VIC 3183	\$770,000	14/10/25
2/11 BALACLAVA ROAD, ST KILDA EAST	\$730,000	05/10/25
16/618 INKERMAN ROAD, CAULFIELD NORTH, VIC 3161	\$785,000	18/09/25

This Statement of Information was prepared on: 14/01/2026