

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

9 Dight Street, Collingwood Vic 3066

Indicative selling price

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

Range between \$1,250,000

&

\$1,350,000

Median sale price

Median price \$587,500

Property Type Unit

Suburb Collingwood

Period - From 01/10/2025

to 31/12/2025

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	20 Turner St ABBOTSFORD 3067	\$1,225,000	29/11/2025
2	1/4 Gardner St RICHMOND 3121	\$1,250,000	04/11/2025
3	7/33 York St RICHMOND 3121	\$1,286,000	04/09/2025

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:

19/02/2026 16:58

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3 2 1

Property Type: Townhouse

Agent Comments

Indicative Selling Price

\$1,250,000 - \$1,350,000

Median Unit Price

December quarter 2025: \$587,500

Comparable Properties



20 Turner St ABBOTSFORD 3067 (REI/VG)

Agent Comments

3 2 1

Price: \$1,225,000

Method: Auction Sale

Date: 29/11/2025

Property Type: Townhouse (Res)

Land Size: 108 sqm approx



1/4 Gardner St RICHMOND 3121 (REI/VG)

Agent Comments

3 2 2

Price: \$1,250,000

Method: Sold Before Auction

Date: 04/11/2025

Property Type: Townhouse (Res)



7/33 York St RICHMOND 3121 (REI/VG)

Agent Comments

3 2 1

Price: \$1,286,000

Method: Auction Sale

Date: 04/09/2025

Property Type: Townhouse (Res)

Account - Jellis Craig | P: 03 8415 6100