

# 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

3/173 Keele Street, Collingwood Vic 3066

### Indicative selling price

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

Single price

\$400,000

### 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	6/463-465 Gore St FITZROY 3065	\$415,000	21/01/2026
2	5/1 Valiant St ABBOTSFORD 3067	\$413,000	12/01/2026
3	7/9 South Tce CLIFTON HILL 3068	\$415,000	28/11/2025

**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:

12/02/2026 10:38

Antony Harbor

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**Indicative Selling Price**

\$400,000

**Median Unit Price**

December quarter 2025: \$587,500



1 1 1

**Property Type:** Apartment

Agent Comments

## Comparable Properties



**6/463-465 Gore St FITZROY 3065 (REI)**

Agent Comments

1 1 1

**Price:** \$415,000

**Method:** Private Sale

**Date:** 21/01/2026

**Property Type:** Apartment



**5/1 Valiant St ABBOTSFORD 3067 (REI)**

Agent Comments

1 1 1

**Price:** \$413,000

**Method:** Private Sale

**Date:** 12/01/2026

**Property Type:** Apartment



**7/9 South Tce CLIFTON HILL 3068 (REI/VG)**

Agent Comments

1 1 1

**Price:** \$415,000

**Method:** Private Sale

**Date:** 28/11/2025

**Property Type:** Apartment

Account - Jellis Craig | P: 03 8415 6100