

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

108/72 ACLAND STREET ST KILDA VIC 3182

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Single Price

or range
between

\$395,000

&

\$435,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$490,000

Property type

Unit

Suburb

St Kilda

Period-from

01 Mar 2025

to

28 Feb 2026

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 6 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

111/131 ACLAND STREET ST KILDA VIC 3182	\$415,000	20-Mar-26
4/14-16 FITZROY STREET ST KILDA VIC 3182	\$400,000	02-Feb-26
301/12 MARTIN STREET ST KILDA VIC 3182	\$400,000	23-Jan-26

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 6 months.~~

This Statement of Information was prepared on: 25 March 2026



**111/131 ACLAND STREET ST KILDA
VIC 3182**

Sold Price

^{RS}

\$415,000

Sold Date

20-Mar-26

 1

 1

 1

Distance

0.23km



**4/14-16 FITZROY STREET ST KILDA
VIC 3182**

Sold Price

\$400,000

Sold Date

02-Feb-26

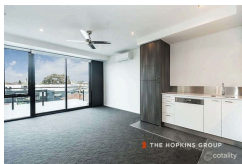
 1

 1

 1

Distance

0.72km



**301/12 MARTIN STREET ST KILDA
VIC 3182**

Sold Price

Sold Date

23-Jan-26

 1

 1

 1

Distance

0.83km

RS = Recent sale

UN = Undisclosed Sale

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