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	1510/8 DALY STREET SOUTH YARRA VIC 3141

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	$530,000	&	$560,000

Median sale price

(*Delete house or unit as applicable)

Median Price	$555,000	Property type	Unit	Suburb	South Yarra
Period-from	01 Jun 2024	to	31 May 2025	Source	Corelogic

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
1209/8 DALY STREET SOUTH YARRA VIC 3141	$530,000	02-Dec-24
1210/8 DALY STREET SOUTH YARRA VIC 3141	$525,000	21-Jan-25

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: 26 June 2025

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1209/8 DALY STREET SOUTH YARRA VIC 3141

2 1 1

Sold Price **$530,000** Sold Date **02-Dec-24**

Distance **0km**

1210/8 DALY STREET SOUTH YARRA VIC 3141

2 1 1

Sold Price **$525,000** Sold Date **21-Jan-25**

Distance **0km**

RS = Recent sale **UN** = Undisclosed Sale

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