

Statement of Information

Single residential property located outside the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Address 1407/39 Coventry Street, Southbank Vic 3006
Including suburb or locality and postcode

Indicative selling price

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

Range between \$490,000 & \$520,000

Median sale price

Median price \$560,000 Property Type Unit Suburb Southbank

Period - From 17/06/2025 to 16/06/2026 Source Property Data

Comparable property sales (*Delete A or B below as applicable)

A* These are the three properties sold within five kilometres of the property for sale in the last 18 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	1803/39 Coventry St SOUTHBANK 3006	\$510,000	05/06/2026
2	1003/39 Coventry St SOUTHBANK 3006	\$515,000	13/11/2025
3	202/39 Coventry St SOUTHBANK 3006	\$511,000	20/01/2025

OR

~~B* The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within five kilometres of the property for sale in the last 18 months.~~

This Statement of Information was prepared on: 17/06/2026 15:18



Property Type: Strata Unit/Flat

Agent Comments

Indicative Selling Price

\$490,000 - \$520,000

Median Unit Price

17/06/2025 - 16/06/2026: \$560,000

Comparable Properties



1803/39 Coventry St SOUTHBANK 3006 (REI)

Agent Comments



Price: \$510,000

Method: Private Sale

Date: 05/06/2026

Property Type: Apartment



1003/39 Coventry St SOUTHBANK 3006 (REI/VG)

Agent Comments



Price: \$515,000

Method: Private Sale

Date: 13/11/2025

Property Type: Apartment



202/39 Coventry St SOUTHBANK 3006 (REI/VG)

Agent Comments



Price: \$511,000

Method: Private Sale

Date: 20/01/2025

Property Type: Apartment

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