

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

2012/25 Coventry Street, Southbank Vic 3006

Indicative selling price

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

Range between \$420,000 & \$440,000

Median sale price

Median price \$540,500 Property Type Unit Suburb Southbank

Period - From 01/07/2025 to 30/06/2026 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	168/100 Kavanagh St SOUTHBANK 3006	\$430,000	12/06/2026
2	208/100 Kavanagh St SOUTHBANK 3006	\$430,000	08/06/2026
3	146/183 City Rd SOUTHBANK 3006	\$432,000	16/04/2026

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:

28/07/2026 14:17



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Property Type: Strata Unit/Flat
Agent Comments

Indicative Selling Price
\$420,000 - \$440,000
Median Unit Price
Year ending June 2026: \$540,500

Comparable Properties



168/100 Kavanagh St SOUTHBANK 3006 (REI/VG)

Agent Comments

1 1 1

Price: \$430,000
Method: Private Sale
Date: 12/06/2026
Property Type: Apartment



208/100 Kavanagh St SOUTHBANK 3006 (REI)

Agent Comments

1 1 1

Price: \$430,000
Method: Private Sale
Date: 08/06/2026
Property Type: Apartment



146/183 City Rd SOUTHBANK 3006 (REI/VG)

Agent Comments

1 1 1

Price: \$432,000
Method: Private Sale
Date: 16/04/2026
Property Type: Apartment

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