

## 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

511/39 PARK STREET SOUTH MELBOURNE VIC 3205

### Indicative selling price

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

Single Price

or range  
between

\$590,000

&

\$630,000

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$585,000

Property type

Unit

Suburb

South Melbourne

Period-from

01 Jul 2025

to

30 Jun 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

907/39 PARK STREET SOUTH MELBOURNE VIC 3205	\$615,000	08-Apr-26
509/39 PARK STREET SOUTH MELBOURNE VIC 3205	\$595,000	23-Apr-26
1408/39 PARK STREET SOUTH MELBOURNE VIC 3205	\$680,000	14-May-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: 02 July 2026



**907/39 PARK STREET SOUTH  
MELBOURNE VIC 3205**

 2  
  2  
  1

Sold Price      **\$615,000**   Sold Date   **08-Apr-26**

Distance      **0km**



**509/39 PARK STREET SOUTH  
MELBOURNE VIC 3205**

 2  
  2  
  1

Sold Price      **\$595,000**   Sold Date   **23-Apr-26**

Distance      **0km**



**1408/39 PARK STREET SOUTH  
MELBOURNE VIC 3205**

 2  
  2  
  1

Sold Price      **\$680,000**   Sold Date   **14-May-26**

Distance      **0km**

RS = Recent sale

UN = Undisclosed Sale

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