

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

414/39 COVENTRY STREET SOUTHBANK VIC 3006

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

\$295,000

&

\$320,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$495,000

Property type

Unit

Suburb

Southbank

Period-from

01 Jul 2024

to

30 Jun 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

1514/39 COVENTRY STREET SOUTHBANK VIC 3006	\$308,000	21-Jan-25
1602/33 COVENTRY STREET SOUTHBANK VIC 3006	\$298,000	26-Mar-25
909/25-29 COVENTRY STREET SOUTHBANK VIC 3006	\$300,000	23-Jun-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: 17 July 2025



**1514/39 COVENTRY STREET
SOUTHBANK VIC 3006**

 1  1  -

Sold Price **\$308,000** Sold Date **21-Jan-25**

Distance **0km**

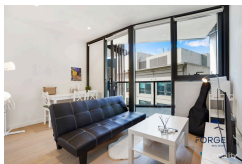


**1602/33 COVENTRY STREET
SOUTHBANK VIC 3006**

 1  1  1

Sold Price **\$298,000** Sold Date **26-Mar-25**

Distance **0.03km**



**909/25-29 COVENTRY STREET
SOUTHBANK VIC 3006**

 1  1  -

Sold Price **\$300,000** Sold Date **23-Jun-25**

Distance **0.06km**

RS = Recent sale

UN = Undisclosed Sale

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