

# 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

311/7 White Street, Windsor Vic 3181

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Range between

\$700,000

&

\$770,000

### Median sale price

Median price

\$635,000

Property Type

Unit

Suburb

Windsor

Period - From

01/01/2026

to

31/03/2026

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	6/30-32 Denbigh Rd ARMADALE 3143	\$740,000	18/04/2026
2	3/52-54 Duke St WINDSOR 3181	\$700,000	10/04/2026
3	1707/3 Yarra St SOUTH YARRA 3141	\$730,000	01/04/2026

**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:

20/04/2026 10:08



**Property Type:** Apartment  
**Agent Comments**

**Indicative Selling Price**  
\$700,000 - \$770,000  
**Median Unit Price**  
March quarter 2026: \$635,000

## Comparable Properties



6/30-32 Denbigh Rd ARMADALE 3143 (REI)

[Agent Comments](#)



**Price:** \$740,000  
**Method:** Auction Sale  
**Date:** 18/04/2026  
**Property Type:** Apartment



3/52-54 Duke St WINDSOR 3181 (REI)

[Agent Comments](#)



**Price:** \$700,000  
**Method:** Private Sale  
**Date:** 10/04/2026  
**Property Type:** Apartment



1707/3 Yarra St SOUTH YARRA 3141 (REI)

[Agent Comments](#)



**Price:** \$730,000  
**Method:** Private Sale  
**Date:** 01/04/2026  
**Property Type:** Apartment