

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

10/39 Pakington Street, Kew Vic 3101

Indicative selling price

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

Range between \$620,000 & \$680,000

Median sale price

Median price \$830,000 Property Type Unit Suburb Kew

Period - From 01/04/2026 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	2/50 Disraeli St KEW 3101	\$624,000	15/08/2026
2	6/43 Derby St KEW 3101	\$636,364	30/07/2026
3	2/2 Stevenson St KEW 3101	\$655,000	22/06/2026

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:

17/08/2026 16:01



Rooms: 4
Property Type: Flat
Land Size: 1234.122 sqm approx
Agent Comments

Indicative Selling Price
\$620,000 - \$680,000
Median Unit Price
June quarter 2026: \$830,000

Comparable Properties



2/50 Disraeli St KEW 3101 (REI)

Agent Comments



Price: \$624,000
Method: Private Sale
Date: 15/08/2026
Property Type: Apartment



6/43 Derby St KEW 3101 (REI)

Agent Comments



Price: \$636,364
Method: Private Sale
Date: 30/07/2026
Property Type: Unit



2/2 Stevenson St KEW 3101 (REI/VG)

Agent Comments



Price: \$655,000
Method: Private Sale
Date: 22/06/2026
Property Type: Apartment