# 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<br>Including suburb and postcode | 39 Raglan Street, Port Melbourne VIC 3207 |

## Indicative selling price

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

Range between $1,850,000 & $1,850,000

## Median sale price

Median price $1,625,000 Property Type House Suburb Port Melbourne

Period - From 26/10/2025 to 25/04/2026 Source pdol

## Comparable property sales (*Delete A or B below as applicable)

**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.

| Address of comparable property | Price | Date of sale |
|---|---|---|
| 116 Cobden St, SOUTH MELBOURNE Vic | $1,800,000 | 21/03/2026 |
| | | |
| | | |

This Statement of Information was prepared on: 27/04/2026