

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

7/24 Chomley Street, Prahran Vic 3181

Indicative selling price

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

Range between \$990,000 & \$1,060,000

Median sale price

Median price \$525,500 Property Type Unit Suburb Prahran

Period - From 01/04/2025 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	16 Primrose St WINDSOR 3181	\$1,006,500	15/05/2026
2	2/15 Arkle St PRAHRAN 3181	\$1,040,000	16/01/2026
3			

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:

10/06/2026 17:33



Property Type: Unit

Agent Comments

Comparable Properties



16 Primrose St WINDSOR 3181 (REI)

Agent Comments



Price: \$1,006,500

Method: Private Sale

Date: 15/05/2026

Property Type: House

Land Size: 110 sqm approx



2/15 Arkle St PRAHRAN 3181 (REI/VG)

Agent Comments



Price: \$1,040,000

Method: Private Sale

Date: 16/01/2026

Property Type: House (Res)

Land Size: 210 sqm approx

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.