

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

3511/160 Victoria Street Carlton VIC 3053

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

\$600,000

&

\$630,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$1,430,000

Property type

Other

Suburb

Carlton

Period-from

01 Nov 2020

to

31 Oct 2021

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

2915/160 Victoria Street Carlton VIC 3053	\$610,000	18-May-21
2906/27 Therry Street Melbourne VIC 3000	\$625,000	21-Sep-21
3109/639 Little Lonsdale Street Melbourne VIC 3000	\$630,000	01-May-21

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: 18 November 2021

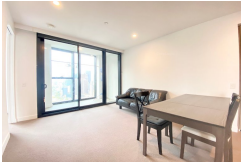


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**2915/160 Victoria Street Carlton
VIC 3053**

Sold Price

\$610,000

Sold Date

18-May-21

2 2 -

Distance

-



**2906/27 Therry Street Melbourne
VIC 3000**

Sold Price

\$625,000

Sold Date

21-Sep-21

2 2 -

Distance

0.13km



**3109/639 Little Lonsdale Street
Melbourne VIC 3000**

Sold Price

\$630,000

Sold Date

01-May-21

2 2 -

Distance

1.23km

RS = Recent sale

UN = Undisclosed Sale

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