

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

2101/160 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

\$410,000

&

\$450,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$380,000

Property type

Unit

Suburb

Carlton

Period-from

01 Jul 2024

to

30 Jun 2025

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

1417/160 VICTORIA STREET CARLTON VIC 3053	\$410,000	15-Jul-25
6314/160 VICTORIA STREET CARLTON VIC 3053	\$450,000	01-Feb-25
6604/160 VICTORIA STREET CARLTON VIC 3053	\$460,000	22-Mar-25

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: 21 July 2025



Dynamic
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**1417/160 VICTORIA STREET
CARLTON VIC 3053**

1 1 -

Sold Price

^{RS}

\$410,000

Sold Date

15-Jul-25

Distance

0km



**6314/160 VICTORIA STREET
CARLTON VIC 3053**

1 1 -

Sold Price

\$450,000

Sold Date

01-Feb-25

Distance

0km



**6604/160 VICTORIA STREET
CARLTON VIC 3053**

1 1 -

Sold Price

\$460,000

Sold Date

22-Mar-25

Distance

0km

RS = Recent sale

UN = Undisclosed Sale

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