

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

5312/160 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

&

\$660,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$335,000

Property type

Unit

Suburb

Carlton

Period-from

01 Jun 2025

to

31 May 2026

Source

Cotality

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

| | | |
|---|-----------|-----------|
| 1004/160 VICTORIA STREET CARLTON VIC 3053 | \$630,000 | 30-Jun-25 |
| 1113/160 VICTORIA STREET CARLTON VIC 3053 | \$600,000 | 16-Aug-25 |
| 1811/160 VICTORIA STREET CARLTON VIC 3053 | \$620,000 | 07-Jun-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: 30 June 2026


**1004/160 VICTORIA STREET
CARLTON VIC 3053**

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 Sold Price **\$630,000** Sold Date **30-Jun-25**

 Distance **0km**

**1113/160 VICTORIA STREET
CARLTON VIC 3053**

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 Sold Price **\$600,000** Sold Date **16-Aug-25**

 Distance **0km**

**1811/160 VICTORIA STREET
CARLTON VIC 3053**

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 Sold Price **\$620,000** Sold Date **07-Jun-25**

 Distance **0km**
RS = Recent sale

UN = Undisclosed Sale

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