

## Statement of Information

# Single residential property located outside the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

### Property offered for sale

Address  
Including suburb and  
postcode 714/145 Queensberry Street, Carlton, VIC 3053

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Price Range

\$740,000

&

\$768,000

### Median sale price

Median price

\$312,500

Property Type

Apartment

Suburb

Carlton (3053)

Period - From

01/06/2025

to

31/05/2026

Source

REA

### Comparable property sales

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These are the three properties sold within five kilometres of the property for sale in the last 18 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
5617/228 LA TROBE STREET, MELBOURNE VIC 3000	\$765,000	17/03/2026
4/1-9 VILLIERS STREET, NORTH MELBOURNE VIC 3051	\$750,000	16/05/2026
3302/464 COLLINS STREET, MELBOURNE VIC 3000	\$745,000	14/05/2026

This Statement of Information was prepared on: 15/06/2026