

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

207/111 LEICESTER 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

\$550,000

&

\$600,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$350,000

Property type

Unit

Suburb

Carlton

Period-from

01 Dec 2023

to

30 Nov 2024

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

306/668 SWANSTON STREET CARLTON VIC 3053	\$556,000	14-Aug-24
606/111 LEICESTER STREET CARLTON VIC 3053	\$555,500	07-Mar-24
607/111 LEICESTER STREET CARLTON VIC 3053	\$571,000	20-Apr-24

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: 25 December 2024



**306/668 SWANSTON STREET
CARLTON VIC 3053**

2 1 1

Sold Price **\$556,000** Sold Date **14-Aug-24**

Distance **0.45km**

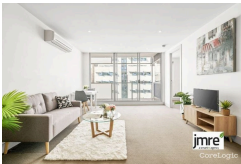


**606/111 LEICESTER STREET
CARLTON VIC 3053**

2 1 1

Sold Price **\$555,500** Sold Date **07-Mar-24**

Distance **0km**



**607/111 LEICESTER STREET
CARLTON VIC 3053**

2 1 -

Sold Price **\$571,000** Sold Date **20-Apr-24**

Distance **0km**

RS = Recent sale

UN = Undisclosed Sale

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