

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

208/127-133 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

\$130,000

&

\$143,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$370,000

Property type

Unit

Suburb

Carlton

Period-from

01 Sep 2024

to

31 Aug 2025

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

701/127-133 LEICESTER STREET CARLTON VIC 3053	\$165,000	21-Jul-25
702/127-133 LEICESTER STREET CARLTON VIC 3053	\$170,000	21-Jul-25
708/127-133 LEICESTER STREET CARLTON VIC 3053	\$165,000	15-May-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: 22 September 2025



**701/127-133 LEICESTER STREET
CARLTON VIC 3053**

Sold Price

\$165,000

Sold Date

21-Jul-25

1 1 1

Distance

0km



**702/127-133 LEICESTER STREET
CARLTON VIC 3053**

Sold Price

\$170,000

Sold Date

21-Jul-25

1 1 1

Distance

0km



**708/127-133 LEICESTER STREET
CARLTON VIC 3053**

Sold Price

\$165,000

Sold Date

15-May-25

1 1 1

Distance

0km



**504/42-50 BARRY STREET
CARLTON VIC 3053**

Sold Price

\$155,000

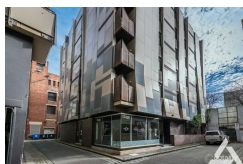
Sold Date

20-May-25

1 1 1

Distance

0.02km



**115/24-30 BARKLY PLACE
CARLTON VIC 3053**

Sold Price

^{RS} **\$138,000**

Sold Date

11-Sep-25

- 1 1

Distance

0.11km

RS = Recent sale

UN = Undisclosed Sale

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