

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 25/26 Little Cardigan Street, Carlton Vic 3053

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting

Range between \$1,900,000 & \$2,090,000

Median sale price

Median price \$430,000 Property Type Unit Suburb Carlton

Period - From 01/01/2026 to 31/03/2026 Source REIV

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 six 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
1	704/501 Little Collins St MELBOURNE 3000	\$2,000,000	04/03/2026
2	1/2 Exhibition St MELBOURNE 3000	\$2,100,000	18/02/2026
3	6/25 Windsor PI MELBOURNE 3000	\$2,000,000	04/11/2025

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 six months.~~

This Statement of Information was prepared on: 09/04/2026 14:00

25/26 Little Cardigan Street, Carlton Vic 3053



3 2 3

Rooms: 5
Property Type: House (Res)
Agent Comments

Indicative Selling Price
\$1,900,000 - \$2,090,000
Median Unit Price
March quarter 2026: \$430,000

Comparable Properties



704/501 Little Collins St MELBOURNE 3000 (REI)

[Agent Comments](#)

3 2 2

Price: \$2,000,000
Method: Private Sale
Date: 04/03/2026
Property Type: Apartment



1/2 Exhibition St MELBOURNE 3000 (REI)

[Agent Comments](#)

3 3 2

Price: \$2,100,000
Method: Private Sale
Date: 18/02/2026
Property Type: Apartment



6/25 Windsor PI MELBOURNE 3000 (REI/VG)

[Agent Comments](#)

3 2 1

Price: \$2,000,000
Method: Private Sale
Date: 04/11/2025
Property Type: Apartment

Account - Belle Property Carlton & Melbourne | P: 03 9347 1170 | F: 03 9347 1161



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