

## Statement of Information

Section 47AF of the Estate Agents Act 1980

Property offered for sale  
**1/61 McBain Street,  
ALTONA 3018**

### Indicative selling price

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

**Range \$475,000 - \$520,000**

### Median sale price

Median **Unit** for **ALT ONA** for period **Jan 2019 - Jun 2019**

Sourced from **Pricefinder**.

**\$555,000**

### Comparable property sales

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 the most comparable to the property for sale.

**1/39 McBain Street,**  
Altona 3018

**Price \$655,000** Sold 25 April  
2019

**1/9 Green Court,**  
Altona 3018

**Price \$590,000** Sold 31 July  
2019

**7/9 Romawi Street,**  
Altona 3018

**Price \$455,000** Sold 27 July  
2019

This Statement of Information was prepared on 26th Sep 2019

### Additional Information

Indicative selling price, median house price for the suburb and comparable sales information has been provided by the agent in compliance with Estate Agents Act 1980. This information was sourced from Pricefinder.

Unit



2 beds



1 baths



1 parking

### Sweeney Altona, Altona Meadows & Altona North

54 Pier St,  
Altona VIC 3018

### Contact agents



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**SWEENEY**