

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

3/51 Galvin Street Altona VIC 3018

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

\$690,000

&

\$710,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$667,500

Property type

Unit

Suburb

Altona

Period-from

01 Jun 2020

to

31 May 2021

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

2/30 Galvin Street Altona VIC 3018	\$750,000	29-Jan-21
3/94 Maidstone Street Altona VIC 3018	\$670,000	21-May-21
2/51 Maidstone Street Altona VIC 3018	\$725,000	01-Mar-21

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.~~

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2/30 Galvin Street Altona VIC 3018 Sold Price **\$750,000** Sold Date **29-Jan-21**

 2  2  2

Distance **0.2km**



3/94 Maidstone Street Altona VIC 3018 Sold Price ^{RS} **\$670,000** Sold Date **21-May-21**

 2  1  1

Distance **0.82km**



2/51 Maidstone Street Altona VIC 3018 Sold Price **\$725,000** Sold Date **01-Mar-21**

 2  2  1

Distance **1.04km**

RS = Recent sale

UN = Undisclosed Sale

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