



Biggin & Scott Altona North

Statement of Information:

Office Phone: 9131 4444
Mick Abdou: 0419 007 085
Khaled James: 0418 103 064
Phea Heang: 0416 880 168

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 3/5 Little Street, Altona North, Vic 3025

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 \$780,000 & \$830,000

Median sale price

Median price \$779,250 Property type Units – 3 brd Suburb Altona North

Period - From 1/8/20 to 30/8/21 Source Realestate.com.au

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 1/2 Begonia Avenue Altona North Vic 3025	\$835,000	08/04/2021
2 91 Second Avenue Altona North Vic 3025	\$930,000	28/06/2021
3 20 May Street Altona North Vic 3025	\$860,000	14/08/2021

This Statement of Information was prepared on: 28/9/21