



Biggin & Scott Altona North

Statement of Information:

1/19 Stapley Crescent, Altona North, VIC 3025

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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 1/19 Stapley Crescent, 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 \$1,050,000 & \$1,100,000

Median sale price

Median price \$1,020,000 Property type House – 4 bdr Suburb Altona North

Period - From 1/9/20 to 30/9/21 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
56 Hansen Street, Altona North, Vic 3025	\$1,198,000	12/10/21
76A May Street, Altona North, Vic 3025	\$1,195,000	1/9/21
34 McIntosh Road, Altona North, Vic 3025	\$1,350,000	18/8/21

This Statement of Information was prepared on: 18/10/21