

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

1/2 Stanley 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

\$950,000

&

\$1,000,000

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

1/5 Mulga Street Altona VIC 3018	\$980,000	14-Jan-21
6C Rose Street Altona VIC 3018	\$999,000	18-Feb-21
24 Webb Street Altona VIC 3018	\$999,000	04-Feb-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.~~

This Statement of Information was prepared on: 03 June 2021

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1/5 Mulga Street Altona VIC 3018

Sold Price

\$980,000

Sold Date

14-Jan-21



4



3



2

Distance

0.11km



6C Rose Street Altona VIC 3018

Sold Price

^{RS} **\$999,000**

Sold Date

18-Feb-21



3



2



2

Distance

0.51km



24 Webb Street Altona VIC 3018

Sold Price

\$999,000

Sold Date

04-Feb-21



4



2



2

Distance

0.8km

RS = Recent sale

UN = Undisclosed Sale

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