

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

3/182 Queen 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

\$700,000

&

\$750,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$885,000

Property type

Other

Suburb

Altona

Period-from

01 May 2019

to

30 Apr 2020

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

5/15 Davies Street Altona VIC 3018	\$750,000	25-May-20
2/94 Maidstone Street Altona VIC 3018	\$675,000	03-Dec-19
2/68 Civic Parade Altona VIC 3018	\$720,000	06-Mar-20

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: 27 May 2020

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5/15 Davies Street Altona VIC 3018 Sold Price ^{RS} **\$750,000** ^{UN} Sold Date **25-May-20**

 2  2  1

Distance **0.91km**



2/94 Maidstone Street Altona VIC 3018 Sold Price **\$675,000** Sold Date **03-Dec-19**

 2  2  2

Distance **0.97km**



2/68 Civic Parade Altona VIC 3018 Sold Price **\$720,000** Sold Date **06-Mar-20**

 2  1  6

Distance **1.41km**

RS = Recent sale

UN = Undisclosed Sale

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