

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

3/143 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

\$850,000

&

\$920,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$620,000

Property type

Unit

Suburb

Altona

Period-from

01 Oct 2019

to

30 Sep 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

1/143 Queen Street Altona VIC 3018	\$970,000	13-Oct-20
145 Queen Street Altona VIC 3018	\$1,080,000	14-Oct-20
2/11 Rayner Street Altona VIC 3018	\$860,000	02-Jul-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: 26 October 2020

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1/143 Queen Street Altona VIC 3018 Sold Price ^{RS} **\$970,000** Sold Date **13-Oct-20**

3 2 2

Distance -



145 Queen Street Altona VIC 3018 Sold Price ^{RS} **\$1,080,000** Sold Date **14-Oct-20**

3 2 2

Distance **0.01km**



2/11 Rayner Street Altona VIC 3018 Sold Price **\$860,000** Sold Date **02-Jul-20**

3 2 1

Distance **0.71km**

RS = Recent sale **UN** = Undisclosed Sale

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