

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

4 Bunting Court 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

&

\$795,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$803,000

Property type

House

Suburb

Altona North

Period-from

01 Aug 2019

to

31 Jul 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

51 Sixth Avenue Altona North VIC 3025	\$800,000	05-Jun-20
53 Fourth Avenue Altona North VIC 3025	\$800,000	20-Jun-20
71 McIntosh Road Altona North VIC 3025	\$800,000	23-Dec-19

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: 07 August 2020

	51 Sixth Avenue Altona North VIC 3025	Sold Price	\$800,000	Sold Date 05-Jun-20
	 3  1  1			Distance 0.23km
	53 Fourth Avenue Altona North VIC 3025	Sold Price	^{RS} \$800,000	Sold Date 20-Jun-20
	 3  1  3			Distance 0.5km
	71 McIntosh Road Altona North VIC 3025	Sold Price	\$800,000	Sold Date 23-Dec-19
	 3  1  4			Distance 0.72km

RS = Recent sale UN = Undisclosed Sale

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