

# Statement of Information

## Single residential property located in the Melbourne metropolitan area

Sections 47AF of the *Estate Agents Act 1980*

### Property offered for sale

Address  
Including suburb and  
postcode 4/4 Rymill Court, Altona North, 3025

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting) (\*Delete single price or range as applicable)

Single price \$ or range between \$550,000 & \$600,000

### Median sale price

(\*Delete house or unit as applicable)

Median price \$607,000 \*House \*Unit X Suburb ALTONA NORTH

Period - From 1/1/2018 to 30/3/2018 Source REIV

### Comparable property sales

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
1 2/24 Rymill Court, Altona North	\$615,000	26/5/2018
2 3/42 Freemands Road, Altona North	\$575,000	15/1/2018
3 3/1 Edward Avenue, Altona North	\$657,000	24/3/2018