

STATEMENT OF INFORMATION

31 JARED ROAD, ALTONA MEADOWS, VIC 3028

PREPARED BY BRENDAN CURRY, HUNTERFRENCH REAL ESTATE

STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



31 JARED ROAD, ALTONA MEADOWS, VIC  3  2  2

Indicative Selling Price

For the meaning of this price see consumer.vic.au/underquoting

Price Range: 600,000 to 660,000

Provided by: Brendan Curry, Hunterfrench Real Estate

MEDIAN SALE PRICE



ALTONA MEADOWS, VIC, 3028

Suburb Median Sale Price (House)

\$630,000

01 April 2017 to 31 March 2018

Provided by: 

COMPARABLE PROPERTIES

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.



5 DAVIS CRT, ALTONA MEADOWS, VIC 3028  3  2  3

Sale Price

\$630,000

Sale Date: 06/10/2017

Distance from Property: 871m



3 OCONNOR CRT, ALTONA MEADOWS, VIC  3  2  2

Sale Price

\$680,000

Sale Date: 28/08/2017

Distance from Property: 1.2km



65 EPSOM ST, ALTONA MEADOWS, VIC 3028  3  1  2

Sale Price

\$630,000

Sale Date: 07/11/2017

Distance from Property: 1.1km



This report has been compiled on 12/04/2018 by Hunterfrench Real Estate. Property Data Solutions Pty Ltd 2018 - www.pricefinder.com.au

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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

31 JARED ROAD, ALTONA MEADOWS, VIC 3028

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting

Price Range:

600,000 to 660,000

Median sale price

Median price

\$630,000

House

X

Unit


Suburb

ALTONA MEADOWS

Period

01 April 2017 to 31 March 2018

Source



Comparable property sales

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
5 DAVIS CRT, ALTONA MEADOWS, VIC 3028	\$630,000	06/10/2017
3 OCONNOR CRT, ALTONA MEADOWS, VIC 3028	\$680,000	28/08/2017
65 EPSOM ST, ALTONA MEADOWS, VIC 3028	\$630,000	07/11/2017