

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

403/105 Pier 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

\$420,000

&

\$460,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$657,500

Property type

Unit

Suburb

Altona

Period-from

01 Apr 2020

to

31 Mar 2021

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

314/105 Pier Street Altona VIC 3018	\$480,000	06-Apr-21
103/112 Pier Street Altona VIC 3018	\$465,000	12-Feb-21
211/112 Pier Street Altona VIC 3018	\$430,000	19-Nov-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: 19 April 2021



314/105 Pier Street Altona VIC 3018 Sold Price

^{RS} **\$480,000** Sold Date **06-Apr-21**

2 1 1

Distance -



103/112 Pier Street Altona VIC 3018 Sold Price

^{RS} **\$465,000** Sold Date **12-Feb-21**

2 1 1

Distance **0.07km**



211/112 Pier Street Altona VIC 3018 Sold Price

\$430,000 Sold Date **19-Nov-20**

2 1 1

Distance **0.07km**

RS = Recent sale

UN = Undisclosed Sale

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