

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

1/32 DAVID 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

\$740,000

&

\$780,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$710,000

Property type

Unit

Suburb

Altona

Period-from

01 Aug 2025

to

31 Jul 2026

Source

Cotality

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

3/38 DAVID STREET ALTONA VIC 3018	\$770,500	15-May-26
1/22 DAVID STREET ALTONA VIC 3018	\$755,000	30-Jun-26
3/107 BLYTH STREET ALTONA VIC 3018	\$740,000	03-Feb-26

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.~~

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3/38 DAVID STREET ALTONA VIC 3018

Sold Price

\$770,500

Sold Date

15-May-26

2

1

1

Distance

0.05km



1/22 DAVID STREET ALTONA VIC 3018

Sold Price

\$755,000

Sold Date

30-Jun-26

2

1

2

Distance

0.09km



3/107 BLYTH STREET ALTONA VIC 3018

Sold Price

\$740,000

Sold Date

03-Feb-26

2

1

2

Distance

0.27km

RS = Recent sale

UN = Undisclosed Sale

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