

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

1/98 MAIDSTONE 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

\$790,000

&

\$865,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$689,500

Property type

Unit

Suburb

Altona

Period-from

01 Jun 2024

to

31 May 2025

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

1/157 MAIDSTONE STREET ALTONA VIC 3018	\$801,000	04-Apr-25
71 LINNET STREET ALTONA VIC 3018	\$870,000	10-Apr-25
1/35 LINNET STREET ALTONA VIC 3018	\$880,000	28-Apr-25

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: 25 June 2025



**1/157 MAIDSTONE STREET
ALTONA VIC 3018**

3 3 1

Sold Price

^{RS} **\$801,000**

Sold Date **04-Apr-25**

Distance **0.55km**



**71 LINNET STREET ALTONA VIC
3018**

3 2 1

Sold Price

^{RS} **\$870,000**

Sold Date **10-Apr-25**

Distance **0.31km**



**1/35 LINNET STREET ALTONA VIC
3018**

3 2 2

Sold Price

\$880,000

Sold Date **28-Apr-25**

Distance **0.16km**

RS = Recent sale

UN = Undisclosed Sale

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