

## 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

2/10 NASH COURT ALTONA MEADOWS VIC 3028

### 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

&

\$590,000

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$552,500

Property type

Unit

Suburb

Altona Meadows

Period-from

01 Oct 2024

to

30 Sep 2025

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

|                                                      |           |           |
|------------------------------------------------------|-----------|-----------|
| 55 MAY AVENUE ALTONA MEADOWS VIC 3028                | \$580,000 | 22-Jul-25 |
| 4/48-50 JAMISON STREET SOUTH ALTONA MEADOWS VIC 3028 | \$560,000 | 11-Aug-25 |
| 16 IRVINE COURT ALTONA MEADOWS VIC 3028              | \$561,000 | 27-May-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: 21 October 2025



## 55 MAY AVENUE ALTONA MEADOWS VIC 3028

2 1 1

Sold Price

RS

**\$580,000**

Sold Date

**22-Jul-25**

Distance

**0.87km**



## 4/48-50 JAMISON STREET SOUTH ALTONA MEADOWS VIC 3028

2 1 1

Sold Price

**\$560,000**

Sold Date

**11-Aug-25**

Distance

**0.96km**



## 16 IRVINE COURT ALTONA MEADOWS VIC 3028

2 1 1

Sold Price

**\$561,000**

Sold Date

**27-May-25**

Distance

**1.12km**

RS = Recent sale

UN = Undisclosed Sale

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