

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

1/28 SEVES 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

\$850,000

&

\$930,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$1,135,000

Property type

House

Suburb

Altona

Period-from

01 Feb 2023

to

31 Jan 2024

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

4/67 ROSE STREET ALTONA VIC 3018	\$845,000	05-Oct-23
2/11 RAYNER STREET ALTONA VIC 3018	\$930,000	11-Jan-24
32A MILLERS ROAD SEAHOLME VIC 3018	\$960,000	08-Dec-23

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: 02 February 2024


4/67 ROSE STREET ALTONA VIC 3018

Sold Price

\$845,000

Sold Date

05-Oct-23
 3
  2
  2

Distance

1.66km

2/11 RAYNER STREET ALTONA VIC 3018

Sold Price

^{RS}
\$930,000

Sold Date

11-Jan-24
 3
  2
  1

Distance

1.58km

32A MILLERS ROAD SEAHOLME VIC 3018

Sold Price

^{RS}
\$960,000

Sold Date

08-Dec-23
 3
  2
  2

Distance

0.17km
RS = Recent sale

UN = Undisclosed Sale

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