

## 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

113 MILLERS ROAD ALTONA NORTH VIC 3025

### 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

\$800,000

&

\$850,000

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$953,500

Property type

House

Suburb

Altona North

Period-from

01 Sep 2025

to

31 Aug 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

|                                        |           |           |
|----------------------------------------|-----------|-----------|
| 70 CHAMBERS ROAD ALTONA NORTH VIC 3025 | \$835,000 | 29-Aug-26 |
| 245 MILLERS ROAD ALTONA NORTH VIC 3025 | \$860,000 | 10-Mar-26 |
| 6 GADSDEN STREET ALTONA NORTH VIC 3025 | \$840,000 | 09-May-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.~~

This Statement of Information was prepared on: 02 September 2026



## 70 CHAMBERS ROAD ALTONA NORTH VIC 3025

3 1 -

Sold Price

<sup>RS</sup>

**\$835,000**

Sold Date **29-Aug-26**

Distance

**1.13km**



## 245 MILLERS ROAD ALTONA NORTH VIC 3025

3 1 -

Sold Price

**\$860,000**

Sold Date **10-Mar-26**

Distance

**1.22km**



## 6 GADSDEN STREET ALTONA NORTH VIC 3025

3 1 2

Sold Price

**\$840,000**

Sold Date **09-May-26**

Distance

**0.97km**

**RS** = Recent sale

**UN** = Undisclosed Sale

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