

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

3/152 BLYTH 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

\$690,000

&

\$750,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$685,000

Property type

Unit

Suburb

Altona

Period-from

01 Apr 2023

to

31 Mar 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

4/169 BLYTH STREET ALTONA VIC 3018	\$718,555	24-Mar-24
2/180 CIVIC PARADE ALTONA VIC 3018	\$740,000	22-Feb-24
19B DOVE AVENUE ALTONA VIC 3018	\$740,000	07-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: 24 April 2024



4/169 BLYTH STREET ALTONA VIC 3018

Sold Price

^{RS}

\$718,555

Sold Date

24-Mar-24

2 1 1

Distance

0.2km



2/180 CIVIC PARADE ALTONA VIC 3018

Sold Price

^{RS}

\$740,000

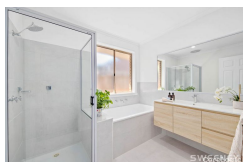
Sold Date

22-Feb-24

2 1 1

Distance

1km



19B DOVE AVENUE ALTONA VIC 3018

Sold Price

Sold Date

07-Dec-23

2 1 1

Distance

0.7km

RS = Recent sale

UN = Undisclosed Sale

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