

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

8 WILLIS COURT ALTONA MEADOWS VIC 3028

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

\$780,000

&

\$840,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$775,000

Property type

House

Suburb

Altona Meadows

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

6 FIDDIAN COURT ALTONA MEADOWS VIC 3028	\$830,000	30-Jun-26
1 TRICKEY COURT ALTONA MEADOWS VIC 3028	\$820,000	22-Jun-26
17 NELSON AVENUE ALTONA MEADOWS VIC 3028	\$840,000	05-Aug-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: 10 September 2026



6 FIDDIAN COURT ALTONA MEADOWS VIC 3028

3 2 1

Sold Price **\$830,000** Sold Date **30-Jun-26**

Distance **0.6km**



1 TRICKEY COURT ALTONA MEADOWS VIC 3028

3 2 2

Sold Price **\$820,000** Sold Date **22-Jun-26**

Distance **0.39km**



17 NELSON AVENUE ALTONA MEADOWS VIC 3028

3 2 5

Sold Price ^{RS} **\$840,000** Sold Date **05-Aug-26**

Distance **0.54km**

RS = Recent sale

UN = Undisclosed Sale

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