

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

406/105 PIER 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

\$440,000

&

\$480,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$677,000

Property type

Unit

Suburb

Altona

Period-from

01 Jan 2024

to

31 Dec 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

216/105 PIER STREET ALTONA VIC 3018	\$470,000	21-Sep-24
311/105 PIER STREET ALTONA VIC 3018	\$450,000	23-Sep-24
207/112 PIER STREET ALTONA VIC 3018	\$445,000	19-Oct-24

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: 30 January 2025



216/105 PIER STREET ALTONA VIC 3018 Sold Price **\$470,000** Sold Date **21-Sep-24**
 Distance **0km**
 2 1 1



311/105 PIER STREET ALTONA VIC 3018 Sold Price **\$450,000** Sold Date **23-Sep-24**
 Distance **0.03km**
 2 1 1



207/112 PIER STREET ALTONA VIC 3018 Sold Price **\$445,000** Sold Date **19-Oct-24**
 Distance **0.09km**
 2 1 1

RS = Recent sale UN = Undisclosed Sale

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