

## 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

94C BLYTH STREET ALTONA VIC 3018

### 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

\$600,000

or range  
between

&

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$1,155,000

Property type

Other

Suburb

Altona

Period-from

01 Mar 2024

to

28 Feb 2025

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

2/177 MAIDSTONE STREET ALTONA VIC 3018	\$620,000	20-Feb-25
3/18 HANCOCK STREET ALTONA VIC 3018	\$655,000	01-Feb-25
4 RANKIN STREET ALTONA VIC 3018	\$615,000	18-Feb-25

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: 05 March 2025



**2/177 MAIDSTONE STREET  
ALTONA VIC 3018**

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Sold Price

<sup>RS</sup>

**\$620,000**

Sold Date

**20-Feb-25**

Distance

**1.47km**



**3/18 HANCOCK STREET ALTONA  
VIC 3018**

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Sold Price

<sup>RS</sup>

**\$655,000**

Sold Date

**01-Feb-25**

Distance

**0.41km**



**4 RANKIN STREET ALTONA VIC  
3018**

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Sold Price

<sup>RS</sup>

**\$615,000**

Sold Date

**18-Feb-25**

Distance

**0.65km**

RS = Recent sale

UN = Undisclosed Sale

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