

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

2/12 ROMAWI 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

\$700,000

&

\$750,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$685,000

Property type

Unit

Suburb

Altona

Period-from

01 Aug 2023

to

31 Jul 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

1/107 RAILWAY STREET NORTH ALTONA VIC 3018	\$777,000	22-Jul-24
3/152 BLYTH STREET ALTONA VIC 3018	\$750,000	17-May-24
3/34 MOUNT STREET ALTONA VIC 3018	\$694,000	01-Aug-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: 28 August 2024



**1/107 RAILWAY STREET NORTH
ALTONA VIC 3018**

3 1 1

Sold Price

^{RS} **\$777,000**

Sold Date

22-Jul-24

Distance

0.28km



**3/152 BLYTH STREET ALTONA VIC
3018**

2 1 1

Sold Price

\$750,000

Sold Date

17-May-24

Distance

0.83km



**3/34 MOUNT STREET ALTONA VIC
3018**

2 1 1

Sold Price

^{RS} **\$694,000**

Sold Date

01-Aug-24

Distance

0.91km

RS = Recent sale

UN = Undisclosed Sale

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