

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

314/105 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

\$490,000

&

\$520,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$655,000

Property type

Unit

Suburb

Altona

Period-from

01 Feb 2020

to

31 Jan 2021

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

101/113 Pier Street Altona VIC 3018	\$470,000	04-Nov-20
301/113 Pier Street Altona VIC 3018	\$460,000	21-Dec-20
212B/113 Pier Street Altona VIC 3018	\$507,500	22-Dec-20

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: 17 February 2021

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101/113 Pier Street Altona VIC 3018 Sold Price **\$470,000** Sold Date **04-Nov-20**

 2  1  1

Distance -



301/113 Pier Street Altona VIC 3018 Sold Price **\$460,000** Sold Date **21-Dec-20**

 2  1  1

Distance -



212B/113 Pier Street Altona VIC 3018 Sold Price ^{RS} **\$507,500** Sold Date **22-Dec-20**

 2  1  1

Distance -

RS = Recent sale UN = Undisclosed Sale

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