

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

1/15 FARRANT 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

\$530,000

&

\$550,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$550,000

Property type

Unit

Suburb

Altona Meadows

Period-from

01 Aug 2024

to

31 Jul 2025

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

2/14 LITTLER COURT ALTONA MEADOWS VIC 3028	\$530,000	12-Aug-25
1 DEVENPORT COURT ALTONA MEADOWS VIC 3028	\$500,000	08-Jan-25
1/146 VICTORIA STREET ALTONA MEADOWS VIC 3028	\$515,000	25-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: 19 August 2025



2/14 LITTLER COURT ALTONA MEADOWS VIC 3028

 2  1  1

Sold Price ^{RS} **\$530,000** Sold Date **12-Aug-25**

Distance **0.14km**



1 DEVENPORT COURT ALTONA MEADOWS VIC 3028

 2  1  1

Sold Price **\$500,000** Sold Date **08-Jan-25**

Distance **0.18km**



1/146 VICTORIA STREET ALTONA MEADOWS VIC 3028

 2  1  1

Sold Price **\$515,000** Sold Date **25-Feb-25**

Distance **0.21km**



4/83 POWLETT STREET ALTONA MEADOWS VIC 3028

 2  1  1

Sold Price **\$490,000** Sold Date **17-Dec-24**

Distance **0.49km**



1/131-133 MERTON STREET ALTONA MEADOWS VIC 3028

 2  1  1

Sold Price **\$540,000** Sold Date **06-Feb-25**

Distance **0.65km**

RS = Recent sale **UN** = Undisclosed Sale

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