

RT Edgar

STATEMENT OF INFORMATION

4 September 2017

Property offered for sale

1-6/116-118 Second Avenue, Altona North 3025

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting

Single price	\$670,000	OR Range between	\$	&	\$6
--------------	-----------	------------------	----	---	-----

Median sale price

Median price	\$800,000	House	Unit	X	Suburb	Altona North
Period - From	1st August 2016	to	7th August 2017	Source	Realestate.com	

Comparable property sales

A. These are the three properties sold within two kilometres of the property for sale in the last six months that RT Edgar Williamstown estate agent and Rashard Risilia consider to be most comparable to the property for sale.

Address of comparable property	Price	Date of sale
1 7 Prentice Street, Altona North	\$650,000	01/07/2017
2 32 Millers Road, Brooklyn	\$663,000	27/05/2017
3 2 Jeffrey Avenue, Altona North	\$644,000	05/04/2017