

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

108/79 MERTON STREET 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

\$460,000

&

\$500,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$562,500

Property type

Unit

Suburb

Altona Meadows

Period-from

01 Apr 2025

to

31 Mar 2026

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

111/79 MERTON STREET ALTONA MEADOWS VIC 3028	\$480,000	10-Mar-26
119/390 QUEEN STREET ALTONA MEADOWS VIC 3028	\$490,000	29-Apr-26
G5/79 MERTON STREET ALTONA MEADOWS VIC 3028	\$500,000	18-Feb-26

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: 30 April 2026



111/79 MERTON STREET ALTONA MEADOWS VIC 3028

2 1 1

Sold Price **\$480,000** Sold Date **10-Mar-26**

Distance **0km**



119/390 QUEEN STREET ALTONA MEADOWS VIC 3028

2 2 1

Sold Price **\$490,000** Sold Date **29-Apr-26**

Distance **0km**



65/79 MERTON STREET ALTONA MEADOWS VIC 3028

2 2 1

Sold Price **\$500,000** Sold Date **18-Feb-26**

Distance **0km**

RS = Recent sale UN = Undisclosed Sale

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