

## 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  
G5/79 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  \$435,000 &  \$475,000

### Median sale price

(\*Delete house or unit as applicable)

Median Price <input type="text"/>	Property type <input type="text"/>	Suburb <input type="text"/>
Period-from <input type="text"/>	to <input type="text"/>	Source <input type="text"/>

Period-from  to  Source

### 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
G11/79 MERTON STREET ALTONA MEADOWS VIC 3028	\$432,000	29-Aug-25
213/79 MERTON STREET ALTONA MEADOWS VIC 3028	\$440,000	11-Aug-25
G24/390 QUEEN STREET ALTONA MEADOWS VIC 3028	\$480,000	07-Jan-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: 29 January 2026



**G11/79 MERTON STREET ALTONA MEADOWS VIC 3028**   Sold Price   **\$432,000**   Sold Date **29-Aug-25**

 2    2    1

Distance   **0km**



**213/79 MERTON STREET ALTONA MEADOWS VIC 3028**   Sold Price   **\$440,000**   Sold Date **11-Aug-25**

 2    2    1

Distance   **0km**



**G24/390 QUEEN STREET ALTONA MEADOWS VIC 3028**   Sold Price   **\$480,000**   Sold Date **07-Jan-26**

 2    2    1

Distance   **0km**

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

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