

## 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

9 LINNET STREET ALTONA VIC 3018

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting) (\*Delete single price or range as applicable)

Single Price

or range  
between

\$1,250,000

&

\$1,350,000

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$1,173,000

Property type

House

Suburb

Altona

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

42 CURLEW AVENUE ALTONA VIC 3018	\$1,250,000	21-Mar-25
47 BELMAR AVENUE ALTONA VIC 3018	\$1,350,000	09-Nov-24

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: 16 April 2026



**42 CURLEW AVENUE ALTONA VIC 3018** Sold Price **\$1,250,000** Sold Date **21-Mar-25**

 3  2  3

Distance **0.43km**



**47 BELMAR AVENUE ALTONA VIC 3018** Sold Price **\$1,350,000** Sold Date **09-Nov-24**

 4  2  4

Distance **0.89km**

RS = Recent sale

UN = Undisclosed Sale

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