

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

6 ALLISON STREET MORNINGTON VIC 3931

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

\$780,000

&

\$858,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$1,054,800

Property type

House

Suburb

Mornington

Period-from

01 Oct 2024

to

30 Sep 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

31 CURRAWONG STREET MORNINGTON VIC 3931

\$835,000

28-Apr-25

5 ILLOWA STREET MORNINGTON VIC 3931

\$811,000

20-Jun-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: 17 October 2025

David Lloyd

M 0404279439

E david.lloyd@obrienrealestate.com.au

**31 CURRAWONG STREET
MORNINGTON VIC 3931** 3  1  3

Sold Price

\$835,000

Sold Date

28-Apr-25

Distance

0.7km**5 ILLOWA STREET MORNINGTON
VIC 3931** 3  1  3

Sold Price

\$811,000

Sold Date

20-Jun-25

Distance

0.5km**RS** = Recent sale**UN** = Undisclosed Sale

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