

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

3/6 CLYDE STREET NEWPORT VIC 3015

Indicative selling price

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

Single Price

\$699,000

or range
between

&

Median sale price

(*Delete house or unit as applicable)

Median Price

\$796,500

Property type

Unit

Suburb

Newport

Period-from

01 May 2021

to

30 Apr 2022

Source

Corelogic

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

3/229 WOODS STREET NEWPORT VIC 3015	\$770,000	23-Feb-22
3/29 CLYDE STREET NEWPORT VIC 3015	\$650,000	12-Nov-21
4/203 MASON STREET NEWPORT VIC 3015	\$770,000	12-Feb-22

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: 10 May 2022



**3/229 WOODS STREET NEWPORT
VIC 3015**

 2  1  2

Sold Price

\$770,000

Sold Date

23-Feb-22

Distance

0.18km



**3/29 CLYDE STREET NEWPORT
VIC 3015**

 2  1  1

Sold Price

\$650,000

Sold Date

12-Nov-21

Distance

0.22km



**4/203 MASON STREET NEWPORT
VIC 3015**

 2  1  1

Sold Price

\$770,000

Sold Date

12-Feb-22

Distance

0.29km

RS = Recent sale

UN = Undisclosed Sale

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