

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

8 Latrobe 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

or range
between

\$1,300,000

&

\$1,400,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$1,122,500

Property type

House

Suburb

Newport

Period-from

01 Jul 2020

to

30 Jun 2021

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

1/79 Princes Street Williamstown VIC 3016	\$1,485,000	20-Mar-21
188 Melbourne Road Williamstown VIC 3016	\$1,330,000	02-Mar-21
14 Farm Street Newport VIC 3015	\$1,485,000	16-Jan-21

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: 02 July 2021



**1/79 Princes Street Williamstown
VIC 3016**

 3  2  2

Sold Price

\$1,485,000

Sold Date

20-Mar-21

Distance

0.39km



**188 Melbourne Road Williamstown
VIC 3016**

 3  1  1

Sold Price

\$1,330,000

Sold Date

02-Mar-21

Distance

0.39km



14 Farm Street Newport VIC 3015

 4  2  1

Sold Price

\$1,485,000

Sold Date

16-Jan-21

Distance

0.82km

RS = Recent sale

UN = Undisclosed Sale

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