

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

9/119 Blackshaws Road 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

\$770,000

&

\$810,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$789,000

Property type

Unit

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

5 Kingham Street Newport VIC 3015	\$770,000	13-Feb-21
2/1 Johnston Street Newport VIC 3015	\$825,000	10-Apr-21
16 Dolman Lane Newport VIC 3015	\$810,000	09-Apr-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: 05 July 2021

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5 Kingham Street Newport VIC 3015

3 2 2

Sold Price **\$770,000** Sold Date **13-Feb-21**

Distance **0.04km**



2/1 Johnston Street Newport VIC 3015

3 2 2

Sold Price **\$825,000** Sold Date **10-Apr-21**

Distance **0.72km**



16 Dolman Lane Newport VIC 3015

3 2 1

Sold Price **\$810,000** Sold Date **09-Apr-21**

Distance **0.9km**

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

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