

## HOUSE Offered for Sale

46 Nicholas Street Newtown VIC 3220

 3  2  1

## Indicative Selling Price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Range between \$800,000 & \$850,000

## Median Sale Price

\$783,000 Houses in Newtown between May 2017 - Apr 2018

Source: CoreLogic

## Comparable Property Sales

These are the 3 properties sold within 5 kilometres of the property for sale in the last 18 months that the estate agent or agent's representative considers to be most comparable to the property for sale.



**46 Mervyn Street Newtown VIC 3220**

 3  1  2

Sold Price

**\$900,000**

Sold Date

**11-Dec-17**

Distance

**0.1km**



**10 Belfast Street Newtown VIC 3220**

 2  1  1

Sold Price

**\$837,700**

Sold Date

**08-Mar-17**

Distance

**0.25km**



**10 Nicholas Street Newtown VIC 3220**

 4  2  2

Sold Price

**\$880,000**

Sold Date

**06-Jun-17**

Distance

**0.29km**

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