

Scott Petrie 03 53 334 322 0418 503 764 scott@trevorpetrie.com.au

Statement of Information

Single residential property located outside the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property	offered	for	sale
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Address	1147 Eyre Street, Newington Vic 3350
Including suburb or	
locality andpostcode	

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting

Single price	\$380,000
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Median sale price

Median price	\$450,000	Hou	ise X	Unit		Suburb or locality	Newington
Period - From	01/07/2017	to	30/06/2018		Source	REIV	

Comparable property sales (*Delete A or B below as applicable)

A* These are the three properties sold within five kilometres of the property for sale in the last eighteen months that the estate agent or agent's representative considers to be most comparable to the property for sale.

Address of comparable property

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1	7 Queen Victoria St NEWINGTON 3350	\$381,000	31/07/2017
2	4 Duke St NEWINGTON 3350	\$380,000	26/07/2017
3	1108 Dana St BALLARAT CENTRAL 3350	\$377,000	15/12/2017

OR

B* The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within five kilometres of the property for sale in the last eighteen months.

Account - Trevor Petrie RE | P: 03 5333 4322 | F: 03 5333 2922





Price

Date of sale

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Indicative Selling Price \$380,000 **Median House Price** Year ending June 2018: \$450,000



Rooms: Property Type: house **Agent Comments**

Comparable Properties



7 Queen Victoria St NEWINGTON 3350 (REI)





Price: \$381,000 Method: Private Sale Date: 31/07/2017

Rooms: -

Property Type: House (Res)

Agent Comments



4 Duke St NEWINGTON 3350 (REI)

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Price: \$380,000 Method: Private Sale Date: 26/07/2017

Rooms: -

Property Type: House Land Size: 425 sqm approx **Agent Comments**



1108 Dana St BALLARAT CENTRAL 3350 (REI) Agent Comments





Price: \$377,000 Method: Private Sale Date: 15/12/2017

Rooms: -

Property Type: House Land Size: 390 sqm approx

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