

## Statement of Information

# Single residential property located outside the Melbourne metropolitan area

Section 47AF of the *Estate Agents Act 1980*

### Property offered for sale

Address  
Including suburb and  
postcode

42B Wilton Avenue, Newcomb, VIC 3219

### Indicative selling price

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

Single price

or range between

\$580,000

&

\$630,000

### Median sale price

Median price

\$475,000

Property type

House

Suburb

NEWCOMB

Period - From

13/07/2019

to

13/01/2021

Source

Price Finder

### Comparable property sales

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 six months.

Address of comparable property	Price	Date of sale
1		
2		
3		

This Statement of Information was prepared on:

13/01/2021