

## 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

20 Newstead Street Keysborough VIC 3173

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting) (\*Delete single price or range as applicable)

Single Price

or range  
between

\$865,000

&

\$885,000

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$740,000

Property type

House

Suburb

Keysborough

Period-from

01 Mar 2019

to

29 Feb 2020

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

8 Winthrop Court Keysborough VIC 3173	\$865,000	05-Oct-19
24 Weston Street Keysborough VIC 3173	\$888,000	14-Jan-20
22 Maxfield Road Keysborough VIC 3173	\$910,000	18-Dec-19

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: 21 March 2020

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**8 Winthrop Court Keysborough VIC 3173**

Sold Price

**\$865,000**

Sold Date

**05-Oct-19**

4

2

2

Distance

**0.77km**

**24 Weston Street Keysborough VIC 3173**

Sold Price

**\$888,000**

Sold Date

**14-Jan-20**

4

2

2

Distance

**0.64km**

**22 Maxfield Road Keysborough VIC 3173**

Sold Price

**\$910,000**

Sold Date

**18-Dec-19**

4

2

2

Distance

**0.75km**

RS = Recent sale

UN = Undisclosed Sale

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