

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

20 Welfare Street Portarlington VIC 3223

Indicative selling price

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

Single Price

\$650,000

or range
between

&

Median sale price

(*Delete house or unit as applicable)

Median Price

\$330,000

Property type

Land

Suburb

Portarlington

Period-from

01 Jun 2019

to

31 May 2020

Source

Corelogic

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 18 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

34 Reaby Street Portarlington VIC 3223	\$635,000	22-Jan-19
79 Fairfax Street Portarlington VIC 3223	\$605,000	29-Nov-19
204 Newcombe Street Portarlington VIC 3223	\$595,000	26-Feb-20

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 18 months.~~

This Statement of Information was prepared on: 17 June 2020

	34 Reaby Street Portarlington VIC 3223	Sold Price	\$635,000	Sold Date	22-Jan-19
 3  1  -	Distance	0.58km			
	79 Fairfax Street Portarlington VIC 3223	Sold Price	\$605,000	Sold Date	29-Nov-19
 3  1  1	Distance	2.16km			
	204 Newcombe Street Portarlington VIC 3223	Sold Price	\$595,000	Sold Date	26-Feb-20
 3  1  1	Distance	2.46km			

RS = Recent sale UN = Undisclosed Sale

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