

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

84 CHARLOTTE STREET NEWPORT VIC 3015

Indicative selling price

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

Single Price

or range
between

\$1,250,000

&

\$1,290,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$1,205,500

Property type

House

Suburb

Newport

Period-from

01 May 2021

to

30 Apr 2022

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

60 MASON STREET NEWPORT VIC 3015	1250000	15-Dec-21
90 THIRD AVENUE ALTONA NORTH VIC 3025	1250000	17-Mar-22
12 CHARLOTTE STREET NEWPORT VIC 3015	1250000	20-Nov-21

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: 30 May 2022



60 MASON STREET NEWPORT VIC 3015

Sold Price

^{RS} **1250000**

Sold Date

15-Dec-21

 3  1  3

Distance

1.3km



90 THIRD AVENUE ALTONA NORTH VIC 3025

Sold Price

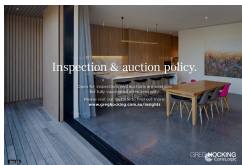
Sold Date

17-Mar-22

 3  2  2

Distance

1.2km



12 CHARLOTTE STREET NEWPORT VIC 3015

Sold Price

Sold Date

20-Nov-21

 3  1  4

Distance

0.6km

RS = Recent sale

UN = Undisclosed Sale

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