

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

2/145 MASON 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

\$900,000

&

\$950,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$830,500

Property type

Unit

Suburb

Newport

Period-from

01 Jul 2024

to

30 Jun 2025

Source

Cotality

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

| | | |
|------------------------------------|-----------|-----------|
| 2/38 MADDUX ROAD NEWPORT VIC 3015 | \$900,000 | 15-Mar-25 |
| 2/8 THORPE STREET NEWPORT VIC 3015 | \$930,000 | 18-Mar-25 |
| 61 BLENHEIM ROAD NEWPORT VIC 3015 | \$930,000 | 17-Mar-25 |

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: 23 July 2025



**2/38 MADDOX ROAD NEWPORT
VIC 3015**

3 2 1

Sold Price

\$900,000

Sold Date

15-Mar-25

Distance

0.32km



**2/8 THORPE STREET NEWPORT
VIC 3015**

3 2 2

Sold Price

\$930,000

Sold Date

18-Mar-25

Distance

0.82km



61 BLENHEIM ROAD NEWPORT VIC 3015

3 2 2

Sold Price

Sold Date

17-Mar-25

Distance

0.66km

RS = Recent sale

UN = Undisclosed Sale

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