

## 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

259 DOUGLAS PARADE NEWPORT VIC 3015

### 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

\$1,720,000

or range  
between

&

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$1,245,000

Property type

House

Suburb

Newport

Period-from

01 Nov 2024

to

31 Oct 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

|                                  |             |           |
|----------------------------------|-------------|-----------|
| 75 RIVER STREET NEWPORT VIC 3015 | \$1,690,000 | 19-May-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: 10 November 2025



**75 RIVER STREET NEWPORT VIC  
3015**

Sold Price

**\$1,690,000**

Sold Date

**19-May-25**



3



2



1

Distance

**0.92km**

**RS** = Recent sale

**UN** = Undisclosed Sale

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