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

35/124-136 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	\$695,000	&	\$760,000
Single Price	between	φ 0 95,000	Ŏ.	\$760,000

Median sale price

(*Delete house or unit as applicable)

Median Price	\$741,000	Prop	erty type		Unit	Suburb	Newport
Period-from	01 Oct 2024	to	30 Sep 2	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
4/1 BASIL STREET NEWPORT VIC 3015	770000	27-May-25
87 FRANKLIN STREET NEWPORT VIC 3015	700000	24-Jun-25
119/6 PAINE STREET NEWPORT VIC 3015	750000	17-Jul-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: 15 October 2025





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4/1 BASIL STREET NEWPORT VIC Sold Price 3015

770000 Sold Date 27-May-25

0.92km Distance

87 FRANKLIN STREET NEWPORT VIC 3015

\$ 1

Sold Price

700000 Sold Date 24-Jun-25

1.44km Distance

119/6 PAINE STREET NEWPORT

Sold Price

750000 Sold Date

17-Jul-25

VIC 3015 **=** 2

二 2

₾ 1

₽ 2

Distance 1.65km

RS = Recent sale

UN = Undisclosed Sale

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