

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

12/6 Paine 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

\$620,000

&

\$680,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$789,000

Property type

Unit

Suburb

Newport

Period-from

01 Jul 2020

to

30 Jun 2021

Source

Corelogic

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

G4/6 Paine Street Newport VIC 3015	\$690,000	05-Nov-20
3/7 Jobson Street Williamstown VIC 3016	\$630,000	07-Jun-21
3/3 Railway Parade Newport VIC 3015	\$660,000	23-Apr-21

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: 14 July 2021



4/6 Paine Street Newport VIC 3015

2 2 1

Sold Price **\$690,000** Sold Date **05-Nov-20**

Distance **0.03km**



3/7 Jobson Street Williamstown VIC 3016

2 2 1

Sold Price **\$630,000** Sold Date **07-Jun-21**

Distance **1.14km**



3/3 Railway Parade Newport VIC 3015

2 2 1

Sold Price **\$660,000** Sold Date **23-Apr-21**

Distance **1.52km**

RS = Recent sale UN = Undisclosed Sale

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