

## 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

1/9 BASIL STREET 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

or range  
between

\$850,000

&

\$935,000

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$770,000

Property type

Unit

Suburb

Newport

Period-from

01 Jun 2022

to

31 May 2023

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

2/1 CARMEN STREET NEWPORT VIC 3015	927500	21-Apr-23
1A REVO STREET NEWPORT VIC 3015	891000	03-May-23
2/43 BRADLEY STREET NEWPORT VIC 3015	872000	30-Mar-23

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: 28 June 2023



## 2/1 CARMEN STREET NEWPORT VIC 3015

3 2 2

Sold Price

<sup>RS</sup> **927500**

Sold Date

**21-Apr-23**

Distance

**0.27km**



## 1A REVO STREET NEWPORT VIC 3015

3 2 2

Sold Price

<sup>RS</sup> **891000**

Sold Date

**03-May-23**

Distance

**0.39km**



## 2/43 BRADLEY STREET NEWPORT VIC 3015

3 2 1

Sold Price

**872000**

Sold Date

**30-Mar-23**

Distance

**0.72km**

RS = Recent sale

UN = Undisclosed Sale

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