

Statement of Information

Single residential property located outside the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode

112 Portarlinton Road, Newcomb VIC 3219

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting

Range between

\$730,000

&

\$790,000

Median sale price

Median price

\$601,000

Property Type

House

Suburb

Newcomb

Period - From

05/11/2025

to

04/05/2026

Source

Cotality™

Comparable property sales (*Delete A or B below as applicable)

A* These are the three properties sold within five kilometres of the property for sale in the last eighteen months that the estate agent or agents representative considers to be most comparable to the property for sale

Address of comparable property	Price	Date of sale
17 Brayshay Road Newcomb VIC 3219	\$760,000	08/04/2026
14 Anthony Street Newcomb VIC 3219	\$747,000	17/02/2026
34 Portarlinton Road, Newcomb	\$745,500	13/02/2026

This Statement of Information was prepared on:

05/05/2026