

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

133/6 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

\$745,000

&

\$785,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$805,000

Property type

Unit

Suburb

Newport

Period-from

01 Apr 2023

to

31 Mar 2024

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

118/6 PAINE STREET NEWPORT VIC 3015	\$750,000	22-Mar-24
136/6 PAINE STREET NEWPORT VIC 3015	\$810,000	06-Feb-23
57 NORTH ROAD NEWPORT VIC 3015	\$801,000	28-Sep-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: 18 April 2024

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**118/6 PAINE STREET NEWPORT
VIC 3015**

 2  2  1

Sold Price

^{RS} **\$750,000**

Sold Date **22-Mar-24**

Distance **0km**



**136/6 PAINE STREET NEWPORT
VIC 3015**

 3  2  1

Sold Price

\$810,000

Sold Date **06-Feb-23**

Distance **0km**



**57 NORTH ROAD NEWPORT VIC
3015**

 2  1  1

Sold Price

\$801,000

Sold Date **28-Sep-23**

Distance **0.32km**

RS = Recent sale

UN = Undisclosed Sale

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