

## Statement of Information

Single residential property located  
outside the Melbourne metropolitan area



### Sections 47AF of the Estate Agents Act 1980

#### Property offered for sale

Address  
Including suburb or  
locality and postcode

109 Skene Street NEWTOWN VIC 3220

#### 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 \$783,000 \*House  x \*Unit  Suburb or locality NEWTOWN

Period - From June 2017 to May 2018 Source Core Logic

#### 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 18 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
1 15 Blessington Street NEWTOWN VIC 3220	\$ 920,000	19 OCT 2017
2 32 William Street NEWTOWN VIC 3220	\$ 865,000	1 APRIL 2017
3 12 Lancaster Avenue NEWTOWN VIC 3220	\$ 861,100	23 FEB 2018

**OR**

**B\*** The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within five kilometres of the property for sale in the last 18 months.