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	17a Bond Street, Newtown VIC 3220

Indicative selling price

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

Range between $1,399,000 & $1,499,000

Median sale price

Median price $1,155,000 Property Type House Suburb Newtown

Period - From 28/11/2024 to 28/05/2025 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 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
36 Fairview Avenue, Newtown, Vic 3220	$1,400,000	21/03/2025
58 Kilgour Street, Geelong, Vic 3220	$1,457,000	05/02/2025
20 Wimmera Avenue, Manifold Heights, Vic 3218	$1,400,000	20/12/2024

This Statement of Information was prepared on: 29/05/2025