

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

3/50 BLENHEIM ROAD 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

\$670,000

&

\$730,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$830,500

Property type

Unit

Suburb

Newport

Period-from

01 Jul 2024

to

30 Jun 2025

Source

Cotality

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

10/124-136 MASON STREET NEWPORT VIC 3015	\$735,000	05-Mar-25
16 KYLE ROAD ALTONA NORTH VIC 3025	\$655,000	12-May-25
2/85 GRAHAM STREET NEWPORT VIC 3015	\$747,000	07-Feb-25

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: 25 July 2025



10/124-136 MASON STREET NEWPORT VIC 3015

2
 2
 1

Sold Price **\$735,000** Sold Date **05-Mar-25**

Distance **0.73km**



16 KYLE ROAD ALTONA NORTH VIC 3025

2
 2
 1

Sold Price ^{RS} **\$655,000** Sold Date **12-May-25**

Distance **1.46km**



2/85 GRAHAM STREET NEWPORT VIC 3015

2
 2
 1

Sold Price **\$747,000** Sold Date **07-Feb-25**

Distance **1.07km**

RS = Recent sale

UN = Undisclosed Sale

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