



## Statement of Information

Sections 47AF of the Estate Agents Act 1980

# 72 Helms Street, NEWCOMB 3219

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

**Range \$470,000 - \$500,000**

### Median sale price

Median **House** for **NEWCOMB** for period **Oct 2016 - Sep 2017**

Sourced from **PriceFinder**.

**\$350,000**

### Comparable property sales

These are the three properties sold within two kilometres of the property for sale in the last six months that the estate agent or agent's representative considers to be the most comparable to the property for sale.

**42 Helms Street,**  
Newcomb 3219

Price **\$469,000** Sold 16  
December 2017

**96 Helms Street,**  
Newcomb 3219

Price **\$482,000** Sold 09  
September 2017

**28 Breadalbane Street,**  
Newcomb 3219

Price **\$495,000** Sold 18 June  
2017

### Additional Information

Indicative selling price, median house price for the suburb and comparable sales information has been provided by the agent in compliance with Estate Agents Act 1980. This information was sourced from PriceFinder.

### Contact agents



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