

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

18 Pescott Street, Newtown VIC 3220

Indicative selling price

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

Range between

\$1,350,000

&

\$1,450,000

Median sale price

Median price

\$1,116,000

Property Type

House

Suburb

Newtown

Period - From

04/11/2025

to

04/05/2026

Source

Cotality™

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
29 William Street Newtown VIC 3220	\$1,430,000	28/02/2026
1B Frank Street Newtown VIC 3220	\$1,380,000	31/03/2026
2 Chesterfield Court Newtown VIC 3220	\$1,400,000	09/12/2025

This Statement of Information was prepared on:

05/05/2026