

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 305/8 Berkeley Street, Doncaster, VIC 3108

Indicative selling price

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

Price Range

\$460,000

&

\$480,000

Median sale price

Median price

\$585,000

Property Type

Apartment

Suburb

Doncaster (3108)

Period - From

17/12/2019

to

17/12/2020

Source

Realestate

Comparable property sales

A 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 most comparable to the property for sale.

Address of comparable property	Price	Date of sale
2 AIDA COURT, DONCASTER EAST VIC 3109	\$1,442,000	27/02/2021
103 LANDSCAPE DRIVE, DONCASTER EAST VIC 3109	\$1,410,000	05/12/2020
18 OLIVER ROAD, TEMPLESTOWE VIC 3106	\$1,410,000	13/11/2020

This Statement of Information was prepared on: 22/12/2020