

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 12/160 Williamsons Road, Doncaster, VIC 3108

Indicative selling price

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

Single Price \$380,000

Median sale price

Median price \$380,375 Property Type House Suburb Doncaster (3108)

Period - From 01/01/2021 to 01/01/2022 Source REA

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
21/765-767 DONCASTER ROAD, DONCASTER VIC 3108	\$390,000	11/12/2021
123/642 DONCASTER ROAD, DONCASTER VIC 3108	\$410,000	27/10/2022
1/759 DONCASTER ROAD, DONCASTER VIC 3108	\$423,000	30/08/2021

This Statement of Information was prepared on: 19/01/2022