

## 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

29 CONFERTA CRESCENT DOVETON VIC 3177

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting) (\*Delete single price or range as applicable)

Single Price

or range  
between

\$560,000

&

\$616,000

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$610,000

Property type

House

Suburb

Doveton

Period-from

01 Nov 2023

to

31 Oct 2024

Source

Corelogic

### 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

9 LIQUIDAMBER STREET DOVETON VIC 3177	\$615,000	06-Jul-24
14 CONFERTA CRESCENT DOVETON VIC 3177	\$570,000	06-Aug-24
5 CONFERTA CRESCENT DOVETON VIC 3177	\$580,000	08-Nov-24

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: 18 November 2024



## 9 LIQUIDAMBER STREET DOVETON VIC 3177

3 1 1

Sold Price **\$615,000** Sold Date **06-Jul-24**

Distance **0.07km**



## 14 CONFERTA CRESCENT DOVETON VIC 3177

3 1 2

Sold Price **\$570,000** Sold Date **06-Aug-24**

Distance **0.23km**



## 5 CONFERTA CRESCENT DOVETON VIC 3177

3 1 1

Sold Price <sup>RS</sup> **\$580,000** <sup>UN</sup> Sold Date **08-Nov-24**

Distance **0.2km**

RS = Recent sale

UN = Undisclosed Sale

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