

Wilson Partners

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 or
locality and postcode

13 Endurance Street, Doreen VIC 3754

Indicative selling price

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

Single price \$* or range between \$630,000 & \$650,000

Median sale price

Median price \$625,000 Property type House Suburb Doreen

Period - From 03.12.2020 to 18.03.2021 Source Landata

Comparable property sales

A* These are the three properties sold within five kilometres of the property for sale in the last 18 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
1 14 Blackbird Crescent, Doreen	\$630,000	20.01.2021
2 41 Bassetts Road, Doreen	\$636,000	06.02.2021
3 39 Waterway Boulevard, Doreen	\$665,000	03.12.2020

This Statement of Information was prepared on: 25.03.2021