

# 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** 33 St. Claire Walk – Doncaster East 3109

## **Indicative selling price**

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Price

\$ 1,400,000 - \$ 1,490,000

## **Median sale price**

Median price

\$ 1,080,000

Property type

Unit

Suburb

Doncaster East 3109

Period - From

01 07 22

to

30 09 22

Source

REIV

## **Comparable property sales.**

The estate agent reasonably believes that fewer than three ( 3 ) comparable properties were sold within two ( 2 ) Kilometres of the property for sale in the last six ( 6 ) months.

This Statement of Information was prepared on:

22 / 11 / 2022