

Carlo Bressanutti 9717 8801 0414 960 964 carlo.bress@barryplant.com.au

Indicative Selling Price \$570,000 - \$610,000 **Median House Price** March quarter 2017: \$572,500





Comparable Properties



13 Corriedale Dr DOREEN 3754 (REI)

Price: \$600,000 Method: Auction Sale Date: 01/04/2017 Rooms: 5

Property Type: House (Res) Land Size: 840 sqm

32 Woorawa Dr DOREEN 3754 (REI)

Price: \$590.000 Method: Private Sale Date: 28/02/2017

Rooms: -

Property Type: House Land Size: 480 sqm

Agent Comments



11 Nash Gr DOREEN 3754 (REI/VG)

Price: \$576,000 Method: Private Sale Date: 19/02/2017

Rooms: 8

Property Type: House (Res) Land Size: 448 sqm

Agent Comments

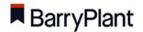
Agent Comments

Account - Barry Plant | P: 03 9717 8801 | F: 03 9717 8802





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Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property of	offered	for	sale
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Address	61 Merredin Circuit, Doreen Vic 3754
Including suburb and	
postcode	

Indicative selling price

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

Range between	\$570,000	&	\$610,000
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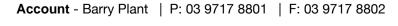
Median sale price

Median price \$572	2,500 H	ouse X		Sul	burb	Doreen	
Period - From 01/0	01/2017 to	31/03/201	7	Source	REIV	,	

Comparable property sales

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
13 Corriedale Dr DOREEN 3754	\$600,000	01/04/2017
32 Woorawa Dr DOREEN 3754	\$590,000	28/02/2017
11 Nash Gr DOREEN 3754	\$576,000	19/02/2017







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