

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

23 The Pines Outlook, Doncaster East Vic 3109

Indicative selling price

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

Range between

\$1,150,000

&

\$1,250,000

Median sale price

Median price

\$1,260,000

Property Type

House

Suburb

Doncaster East

Period - From

26/11/2019

to

25/11/2020

Source

REIV

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 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
1	22 Pine Hill Dr DONCASTER EAST 3109	\$1,160,000	26/10/2020
2			
3			

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 six months.

This Statement of Information was prepared on:

26/11/2020 09:20

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Indicative Selling Price

\$1,150,000 - \$1,250,000

Median House Price

26/11/2019 - 25/11/2020: \$1,260,000



Property Type: Land (Res)

Land Size: 708 sqm approx

Agent Comments

Comparable Properties



22 Pine Hill Dr DONCASTER EAST 3109 (REI) Agent Comments



Price: \$1,160,000

Method: Private Sale

Date: 26/10/2020

Property Type: Land (Res)

Land Size: 823 sqm approx

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 six months.