

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

6 Cathedral Rise 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

\$690,000

&

\$750,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$600,000

Property type

House

Suburb

Doreen

Period-from

01 May 2019

to

30 Apr 2020

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 Woodstock Drive Doreen VIC 3754	\$680,000	21-Jan-20
68 Cathedral Rise Doreen VIC 3754	\$738,000	29-Jan-20
6 Dartmore Street Doreen VIC 3754	\$750,000	24-Jan-20

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: 09 May 2020



9 Woodstock Drive Doreen VIC 3754

Sold Price

\$680,000

Sold Date

21-Jan-20



4



2



2

Distance

1.22km



68 Cathedral Rise Doreen VIC 3754

Sold Price

\$738,000

Sold Date

29-Jan-20



5



2



3

Distance

0.52km



6 Dartmore Street Doreen VIC 3754

Sold Price

\$750,000

Sold Date

24-Jan-20



4



2



2

Distance

1.36km

RS = Recent sale

UN = Undisclosed Sale

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