117 Painted Hills Road, Doreen Vic 3754



Monica Diosi





Rooms: Property Type: Land Land Size: 516 sqm Agent Comments 9435 7666 0413 331 282 mdiosi@morrisonkleeman.com.au

Indicative Selling Price \$590,000 - \$649,000 Median House Price March quarter 2017: \$572,500

## **Comparable Properties**



**1** 3 **1** 2 **1** 2

7 Sunningdale Rd DOREEN 3754 (REI)

Price: \$591,200 Method: Private Sale Date: 15/05/2017 Rooms: -Property Type: House Land Size: 462 sqm Agent Comments

20 Aria Ct DOREEN 3754 (REI)

Agent Comments

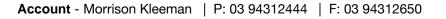


Price: \$546,000 Method: Auction Sale Date: 06/05/2017 Rooms: -Property Type: House (Res) Land Size: 449 sqm

32 Preserve Cirt DOREEN 3754 (REI)



Price: \$536,000 Method: Private Sale Date: 19/01/2017 Rooms: -Property Type: House Land Size: 512 sqm Agent Comments



propertydata

#### Generated: 20/06/2017 12:26

The information contained herein is to be used as a guide only. Although every care has been taken in the preparation of the information, we stress that particulars herein are for information only and do not constitute representations by the Owners or Agent. Sales data is provided as a guide to market activity, and we do not necessarily claim to have acted as the selling agent in these transactions.





### 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

#### Indicative selling price

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

Range between \$590,000&\$649,000Median sale priceMedian price \$572,500House XSuburb DoreenPeriod - From 01/01/2017to 31/03/2017Source 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
7 Sunningdale Rd DOREEN 3754	\$591,200	15/05/2017
20 Aria Ct DOREEN 3754	\$546,000	06/05/2017
32 Preserve Cirt DOREEN 3754	\$536,000	19/01/2017

Account - Morrison Kleeman | P: 03 94312444 | F: 03 94312650

propertydata

#### Generated: 20/06/2017 12:26

The information contained herein is to be used as a guide only. Although every care has been taken in the preparation of the information, we stress that particulars herein are for information only and do not constitute representations by the Owners or Agent. Sales data is provided as a guide to market activity, and we do not necessarily claim to have acted as the selling agent in these transactions.

