

RT Edgar

STATEMENT OF INFORMATION

Property offered for sale

76 Woodhouse Road, Donvale VIC 3111

Indicative selling price

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

Range
between \$1,700,000 & \$1,870,000

Suburb median sale price

Median price	\$1,290,000	Property Type	House	Suburb	Donvale
Period - From	01/07/2018	to	30/06/2019	Source	REIV

Comparable property sales

A. These are the three properties sold within two kilometres of the property for sale in the last six months that RT Edgar Manningham estate agent and Alan Wang consider to be most comparable to the property for sale.

Address of comparable property	Price	Date of sale
1 1-3 Cat Jump Rd DONVALE VIC 3111	\$1,850,000	06/04/2019
2 88 Woodhouse Rd DONVALE 3111	\$1,762,000	18/05/2019
3 1 Grasmere Ave DONCASTER EAST 3109	\$1,715,000	06/07/2019

This Statement of Information was prepared on

18/09/2019