

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

32 Wetherby Road, Doncaster

Indicative selling priceFor the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)Single price

\$ 980,000

Median sale priceMedian price

\$1,500,000

Property type

House

Suburb

Doncaster

Period - From

April 2022

to

June 2022

Source

REIV

Comparable property sales

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 12 Banool Quadrant, Doncaster East	\$ 1,010,000	22/06/2022
2 2A Baratta Street, Doncaster East	\$ 930,000	23/04/2022
3 52 Windella Quadrant, Doncaster	\$ 900,000	21/05/2022

This Statement of Information was prepared on:

20/10/2022

Comparable properties



\$1,010,000

12 Banool Quadrant, Doncaster East, Victoria

DATE: 22/06/2022

PROPERTY TYPE: HOUSE

 3  1
 2  sqm



\$930,000

2A Baratta Street, Doncaster East, Victoria

DATE: 23/04/2022

PROPERTY TYPE: HOUSE

 2  1
 1  sqm



\$900,000

52 Windella Quadrant, Doncaster, Victoria

DATE: 21/05/2022

PROPERTY TYPE: HOUSE

 3  2
 2  sqm x

Get a **FREE** property appraisal for your home

[APPRAISE MY PROPERTY →](#)

Our Difference



Average of only
21 days on market



We pay your
marketing fees



Highest price
guarantee