

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

1/39 Box Street Doveton VIC 3177

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

\$380,000

&

\$418,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$397,500

Property type

Unit

Suburb

Doveton

Period-from

01 Jul 2019

to

30 Jun 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

2/51 Ash Street Doveton VIC 3177	\$395,000	17-Apr-20
1 Prunus Grove Doveton VIC 3177	\$380,000	27-Feb-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: 06 July 2020


2/51 Ash Street Doveton VIC 3177

Sold Price

\$395,000

Sold Date

17-Apr-20
 2

 1

 1

Distance

0.87km

1 Prunus Grove Doveton VIC 3177

Sold Price

\$380,000

Sold Date

27-Feb-20
 2

 1

 2

Distance

1.03km
RS = Recent sale

UN = Undisclosed Sale

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