

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

15 Rathmullen Quadrant, Doncaster Vic 3108

Indicative selling price

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

Range between \$1,280,000

&

\$1,350,000

Median sale price

Median price \$1,265,000

Property Type House

Suburb Doncaster

Period - From 01/07/2020

to

30/09/2020

Source REIV

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 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	7 Kersey PI DONCASTER 3108	\$1,340,000	15/07/2020
2	10 Andromeda Way TEMPLESTOWE LOWER 3107	\$1,315,000	03/06/2020
3			

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 six months.~~

This Statement of Information was prepared on:

20/10/2020 11:21



Property Type: House

Land Size: 660 sqm approx

Agent Comments

Comparable Properties



7 Kersey PI DONCASTER 3108 (REI)

Agent Comments



Price: \$1,340,000

Method: Private Sale

Date: 15/07/2020

Property Type: House (Res)

Land Size: 759 sqm approx



10 Andromeda Way TEMPLESTOWE LOWER 3107 (REI)

Agent Comments



Price: \$1,315,000

Method: Private Sale

Date: 03/06/2020

Property Type: House (Res)

Land Size: 711 sqm approx

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 six months.