

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

8 Robinhood Court, Doncaster East Vic 3109

Indicative selling price

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

Range between \$1,190,000 & \$1,290,000

Median sale price

Median price \$1,441,000 House X Unit Suburb Doncaster East

Period - From 01/04/2017 to 30/06/2017 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	11 Cassowary St DONCASTER EAST 3109	\$1,265,000	05/08/2017
2	14 Stafford Ct DONCASTER EAST 3109	\$1,220,000	01/05/2017
3	33 Canopus Dr DONCASTER EAST 3109	\$1,210,000	20/05/2017

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.~~

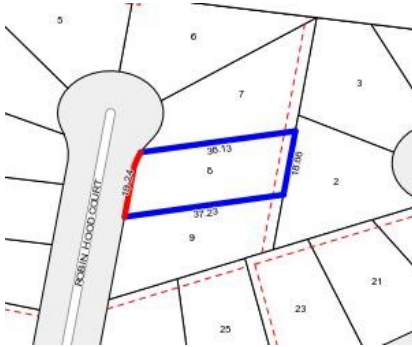
Jason Stepanow
9842 8888
0405 159 650
jstepanow@barryplant.com.au

Indicative Selling Price

\$1,190,000 - \$1,290,000

Median House Price

June quarter 2017: \$1,441,000



Rooms:

Property Type: House

Land Size: 660 approx. sqm
approx

Agent Comments

Comparable Properties



11 Cassowary St DONCASTER EAST 3109 (REI)

Agent Comments



Price: \$1,265,000

Method: Auction Sale

Date: 05/08/2017

Rooms: -

Property Type: House (Res)

Land Size: 697 sqm approx



14 Stafford Ct DONCASTER EAST 3109 (VG)

Agent Comments



Price: \$1,220,000

Method: Sale

Date: 01/05/2017

Rooms: -

Property Type: House (Res)

Land Size: 660 sqm approx



33 Canopus Dr DONCASTER EAST 3109 (REI)

Agent Comments



Price: \$1,210,000

Method: Auction Sale

Date: 20/05/2017

Rooms: 6

Property Type: House (Res)

Land Size: 701 sqm approx