

# 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

5 Mollison Drive, Doreen VIC 3754

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Range between

\$620,000

&

\$670,000

### Median sale price

Median price

\$750,000

Property Type

House

Suburb

Doreen

Period - From

03/09/2024

to

02/03/2025

Source

price\_finder

### 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 agents representative considers to be most comparable to the property for sale

Address of comparable property	Price	Date of sale
19 Collingrove Crescent Doreen VIC	\$632,000	12/11/2024
17 Saltia Drive Doreen VIC	\$636,000	07/10/2024
2 Bateleur Crescent Doreen VIC	\$650,000	09/12/2024

This Statement of Information was prepared on:

04/03/2025