

Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

	1 Turana Street, Doncaster Vic 3108
Including suburb and	
postcode	

Indicative selling price

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

Median sale price

Median price	\$1,327,500	Hou	ise X	Unit		Suburb	Doncaster
Period - From	01/01/2018	to	31/03/2018		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.

Add	dress of comparable property	Price	Date of sale
1	1 Winters Way DONCASTER 3108	\$1,600,000	29/03/2018
2	15 Coolabah St DONCASTER 3108	\$1,500,000	09/02/2018
3	44 Council St DONCASTER 3108	\$1,490,000	17/02/2018

OR

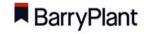
B* The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within two kilometres of the property for sale in the last six months.







Generated: 12/06/2018 10:17







Rooms:

Property Type: House (Res) Land Size: 656 sqm approx

Agent Comments

Indicative Selling Price \$1,525,000 **Median House Price** March quarter 2018: \$1,327,500

Comparable Properties



1 Winters Way DONCASTER 3108 (REI)





Price: \$1,600,000 Method: Private Sale Date: 29/03/2018

Rooms: -

Property Type: House (Res) Land Size: 729 sqm approx

Agent Comments



15 Coolabah St DONCASTER 3108 (VG)





Price: \$1,500,000 Method: Sale Date: 09/02/2018

Rooms: -

Property Type: House (Res) Land Size: 745 sqm approx

Agent Comments



44 Council St DONCASTER 3108 (REI)





Price: \$1,490,000 Method: Auction Sale Date: 17/02/2018 Rooms: 8

Property Type: House (Res) Land Size: 656 sqm approx

Agent Comments

Account - Barry Plant | P: 03 9842 8888





Generated: 12/06/2018 10:17