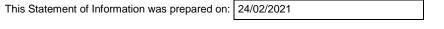


Statement of Information

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	1/51 Franklin Road, Doncaster East 3109						
Indicative selling p	rice						
For the meaning of this p	rice see consum	er.vic.gov.au/un	derquotin	g (*Delete si	ngle pric	e or range as ap	plicable)
Single price \$800,000							
Median sale price							
Median price \$839,00	00	Property type	UNIT		Suburb	Doncaster East	:
Period - From OCT 20	o to [DEC 20	Source	REIV			
Comparable property sales							
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 represer	ntative considers	to be most com	parable to	the propert	y for sale	·.	
Address of comparable property					Pri	ce	Date of sale
3/14 Milan Street, Doncaster East					\$8	50,000	10/02/2021



\$703,000

\$690,000



24/11/2020

14/12/2020

6A Cherry Tree Court, Doncaster East

2/79 Leeds Street, Doncaster East

Comparable properties



\$850,000

3 / 4 Milan Street, Doncaster East, Victoria

DATE: 10.02.2021
PROPERTY TYPE: Unit

= 2

a 1

XXX sqm



\$703,000

6A Cherry Tree Court, Doncaster East, Victoria

DATE: 24.11.2020
PROPERTY TYPE: Unit

<u>//</u> 2

3 3

XXX sqm



\$543,000

2/79 Leeds, Doncaster East, Victoria

DATE: 14.12.2020
PROPERTY TYPE: Unit

L 2

97

XXX sqm

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