

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

14 Jorgensen Avenue, Doreen Vic 3754

Indicative selling price

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

Range between \$720,000

&

\$780,000

Median sale price

Median price \$620,900

Property Type House

Suburb Doreen

Period - From 01/07/2019

to 30/06/2020

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	29 Breenview PI DOREEN 3754	\$760,000	08/05/2020
2	11 Counthan Tce DOREEN 3754	\$757,500	04/06/2020
3	8 Freehold St DOREEN 3754	\$750,000	16/06/2020

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:

28/09/2020 14:21



3 2 2

Property Type: House (Previously Occupied - Detached)
Land Size: 810 sqm approx
[Agent Comments](#)

Indicative Selling Price
\$720,000 - \$780,000
Median House Price
Year ending June 2020: \$620,900

Comparable Properties

29 Breenview PI DOREEN 3754 (REI/VG)

[Agent Comments](#)

5 2 2

Price: \$760,000
Method: Private Sale
Date: 08/05/2020
Property Type: House (Res)
Land Size: 702 sqm approx



11 Counthan Tce DOREEN 3754 (VG)

[Agent Comments](#)

4 - -

Price: \$757,500
Method: Sale
Date: 04/06/2020
Property Type: House (Res)
Land Size: 638 sqm approx



8 Freehold St DOREEN 3754 (REI/VG)

[Agent Comments](#)

4 2 2

Price: \$750,000
Method: Private Sale
Date: 16/06/2020
Rooms: 7
Property Type: House
Land Size: 634 sqm approx