

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

2 Ramsay Close, Doncaster East

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Single price

\$2,085,000

Median sale price

Median price

\$1,565,000

Property type

House

Suburb

Doncaster East

Period - From

April 2025

to

June 2025

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 representative considers to be most comparable to the property for sale.

Address of comparable property	Price	Date of sale
1. 1 Zerbe Avenue, Doncaster East	\$ 2,051,000	26/07/2025
2. 4 Huntingfield Drive, Doncaster East	\$ 2,055,000	30/05/2025
3. 26 Bareena Grove, Doncaster East	\$ 1,985,888	30/08/2025

This Statement of Information was prepared on:

17/09/2025

Comparable properties



\$ 2,051,000

1 Zerbe Avenue, Doncaster East, Victoria

DATE: 26/07/2025

PROPERTY TYPE: HOUSE

 5  3
 2  864 sqm



\$ 2,055,000

4 Huntingfield Drive, Doncaster East, Victoria

DATE: 30/05/2025

PROPERTY TYPE: HOUSE

 4  3
 2  796 sqm




\$ 1,985,888

26 Bareena Grove, Doncaster East, Victoria

DATE: 30/08/2025

PROPERTY TYPE: HOUSE

 5  3
 2  793 sqm x

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Our Difference



Average of only
21 days on market



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