

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

1/11 Glenview Road, Doncaster East Vic 3109

Indicative selling price

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

Range between \$1,000,000 & \$1,100,000

Median sale price

Median price \$894,000 Property Type Unit Suburb Doncaster East

Period - From 01/04/2026 to 30/06/2026 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	7 Canara St DONCASTER EAST 3109	\$1,195,000	08/08/2026
2	1/29 Lynne St DONVALE 3111	\$1,100,000	09/04/2026
3	3/42 Russell Cr DONCASTER EAST 3109	\$1,171,000	21/03/2026

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:

26/08/2026 16:38

Dsire Wakim

8862 4926

0412 336 266

desiree.wakim@marshallwhite.com.au

Indicative Selling Price

\$1,000,000 - \$1,100,000

Median Unit Price

June quarter 2026: \$894,000



3 2 2

Rooms: 7

Property Type: Unit

Land Size: 329 sqm approx

Agent Comments

Comparable Properties



7 Canara St DONCASTER EAST 3109 (REI)

Agent Comments

3 2 2

Price: \$1,195,000

Method: Auction Sale

Date: 08/08/2026

Property Type: House (Res)

Land Size: 324 sqm approx



1/29 Lynne St DONVALE 3111 (REI/VG)

Agent Comments

3 2 2

Price: \$1,100,000

Method: Private Sale

Date: 09/04/2026

Property Type: Unit

Land Size: 291 sqm approx



3/42 Russell Cr DONCASTER EAST 3109 (REI/VG)

Agent Comments

3 2 2

Price: \$1,171,000

Method: Auction Sale

Date: 21/03/2026

Property Type: Unit

Account - Marshall White | P: 03 9822 9999