

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

1/15-19 LAURIE ROAD DONCASTER EAST VIC 3109

Indicative selling price

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

Single Price

or range
between

\$990,000

&

\$1,080,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$835,000

Property type

Unit

Suburb

Doncaster East

Period-from

01 Nov 2022

to

31 Oct 2023

Source

Corelogic

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 6 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

3/15-19 LAURIE ROAD DONCASTER EAST VIC 3109	\$1,080,000	29-Jul-23
6/65-67 GEORGE STREET DONCASTER EAST VIC 3109	\$1,155,000	17-Jun-23

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 6 months.

This Statement of Information was prepared on: 01 November 2023



3/15-19 LAURIE ROAD DONCASTER EAST VIC 3109 Sold Price **\$1,080,000** Sold Date **29-Jul-23**

 3  2  2

Distance **0.03km**



6/65-67 GEORGE STREET DONCASTER EAST VIC 3109 Sold Price **\$1,155,000** Sold Date **17-Jun-23**

 3  2  -

Distance **1.96km**

RS = Recent sale

UN = Undisclosed Sale

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