

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 103/927 Doncaster Road, 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 \$459,000

Median sale price

Median price \$596,000 Property type Apartment Suburb Doncaster East

Period - From Jan 2024 to March 2024 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. 7/927 Doncaster Road, Doncaster East	\$ 465,000	19/04/2024
2. 105/927 Doncaster Road, Doncaster East	\$ 430,000	6/12/2023
3. 7/919 Doncaster Road, Doncaster East	\$ 500,000	12/01/2024

This Statement of Information was prepared on: 9/05/2024

Comparable properties



\$ 465,000

7/927 Doncaster Road, Doncaster East, Victoria

DATE: 19/01/2024

PROPERTY TYPE: APARTMENT

 2  2
 1  sqm



\$ 430,000

105/927 Doncaster Road, Doncaster East, Victoria

DATE: 6/12/2023

PROPERTY TYPE: APARTMENT

 2  2
 1  sqm



\$ 500,000

7/919 Doncaster Road, Doncaster East, Victoria

DATE: 12/01/2024

PROPERTY TYPE: APARTMENT

 2  1
 2  sqm x

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