

# 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

112/210 Reynolds Road, Doncaster East Vic 3109

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Range between \$360,000 & \$396,000

### Median sale price

Median price \$611,000 Property Type Unit Suburb Doncaster East

Period - From 14/06/2022 to 13/06/2023 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	113/7 Red Hill Tce DONCASTER EAST 3109	\$327,000	05/04/2023
2			
3			

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:

14/06/2023 12:16



 1    1    1

**Property Type:** Strata Unit/Flat

Agent Comments

**Indicative Selling Price**

\$360,000 - \$396,000

**Median Unit Price**

14/06/2022 - 13/06/2023: \$611,000

## Comparable Properties



**113/7 Red Hill Tce DONCASTER EAST 3109 (REI/VG)**

Agent Comments

 1    1    1

**Price:** \$327,000

**Method:** Private Sale

**Date:** 05/04/2023

**Property Type:** Apartment

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.

Account - Barry Plant | P: 03 9842 8888