

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 14 Red Plum Place, Doncaster East Vic 3109

Indicative selling price

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

Range between \$1,400,000 & \$1,500,000

Median sale price

Median price \$1,575,500 Property Type House Suburb Doncaster East

Period - From 01/07/2022 to 30/06/2023 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	15 Red Plum PI DONCASTER EAST 3109	\$1,630,000	12/09/2023
2	10 Verdi Ct TEMPLESTOWE 3106	\$1,466,000	26/08/2023
3	56 Larnoo Dr DONCASTER EAST 3109	\$1,415,000	27/05/2023

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: 02/10/2023 11:27

14 Red Plum Place, Doncaster East Vic 3109

**Jellis
Craig**

Nicole Qiu

8841 4888

0422 419 357

nicoleqiu@jellisrcraig.com.au



 4  2  2

Property Type: House

Land Size: 1065 sqm approx

Agent Comments

Indicative Selling Price

\$1,400,000 - \$1,500,000

Median House Price

Year ending June 2023: \$1,575,500

Comparable Properties



15 Red Plum PI DONCASTER EAST 3109 (REI) Agent Comments

 3  2  2

Price: \$1,630,000

Method: Sold Before Auction

Date: 12/09/2023

Property Type: House (Res)

Land Size: 1150 sqm approx



10 Verdi Ct TEMPLESTOWE 3106 (REI)

Agent Comments

 4  2  2

Price: \$1,466,000

Method: Auction Sale

Date: 26/08/2023

Property Type: House (Res)

Land Size: 901 sqm approx



56 Larnoo Dr DONCASTER EAST 3109 (REI)

Agent Comments

 4  2  3

Price: \$1,415,000

Method: Auction Sale

Date: 27/05/2023

Property Type: House (Res)

Land Size: 795 sqm approx

Account - Jellis Craig | P: 03 8841 4888 | F: 03 8841 4800



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