

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

16 Mulsanne Way, Donvale Vic 3111

Indicative selling price

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

Range between \$1,440,000

&

\$1,540,000

Median sale price

Median price \$1,680,000

Property Type House

Suburb Donvale

Period - From 01/04/2025

to

31/03/2026

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	12 Holly Green CI DONVALE 3111	\$1,450,000	28/03/2026
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:

21/04/2026 16:50

Joseph Corsi
9870 6211
0418 149 290

josephcorsi@jelliscraig.com.au



 4  2  2

Property Type: House
Land Size: 450 sqm approx
Agent Comments

Indicative Selling Price

\$1,440,000 - \$1,540,000

Median House Price

Year ending March 2026: \$1,680,000

Comparable Properties



12 Holly Green CI DONVALE 3111 (REI)

Agent Comments

 5  3  2

Price: \$1,450,000
Method: Auction Sale
Date: 28/03/2026
Property Type: House (Res)
Land Size: 692 sqm approx

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.