

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

7/25 Franklin Road, Doncaster East Vic 3109

Indicative selling price

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

Single price

\$775,000

Median sale price

Median price

\$894,000

Property Type

Unit

Suburb

Doncaster East

Period - From

01/04/2026

to

30/06/2026

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	5/13 Franklin Rd DONCASTER EAST 3109	\$770,000	11/03/2026
2	1/7 Elizabeth St DONCASTER EAST 3109	\$779,000	04/03/2026
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:

28/08/2026 09:44

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Indicative Selling Price
\$775,000

Median Unit Price
June quarter 2026: \$894,000



2 1 1

Property Type: Townhouse
Agent Comments

Comparable Properties



5/13 Franklin Rd DONCASTER EAST 3109 (REI/VG)

Agent Comments

2 1 1

Price: \$770,000
Method: Private Sale
Date: 11/03/2026
Property Type: Unit
Land Size: 137 sqm approx



1/7 Elizabeth St DONCASTER EAST 3109 (VG)

Agent Comments

2 - -

Price: \$779,000
Method: Sale
Date: 04/03/2026
Property Type: Flat/Unit/Apartment (Res)

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 - Jellis Craig | P: 03 8841 4888