

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

27 Pine Way, Doncaster East Vic 3109

Indicative selling price

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

Single price \$1,390,000

Median sale price

Median price \$1,250,400

Property Type House

Suburb Doncaster East

Period - From 01/10/2019

to 30/09/2020

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	9a Greendale Rd DONCASTER EAST 3109	\$1,325,000	31/07/2020
2	36a Polaris Dr DONCASTER EAST 3109	\$1,300,000	04/06/2020
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:

28/11/2020 16:19



Property Type:

Agent Comments

Comparable Properties



**9a Greendale Rd DONCASTER EAST 3109
(REI/VG)**

Agent Comments



Price: \$1,325,000

Method: Private Sale

Date: 31/07/2020

Property Type: House

Land Size: 474 sqm approx



**36a Polaris Dr DONCASTER EAST 3109
(REI/VG)**

Agent Comments



Price: \$1,300,000

Method: Private Sale

Date: 04/06/2020

Property Type: Townhouse (Res)

Land Size: 337 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.