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

15/97 Whittens Lane, Doncaster Vic 3108

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting									
Range betwee	\$550,000		&		\$570,000				
Median sale p	rice								
Median price	\$590,000	Pro	operty Type	Unit			Suburb	Doncaster	
Period - From	01/07/2022	to	30/09/2022		So	urce	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.

Ad	dress of comparable property	Price	Date of sale
1	5/97 Whittens La DONCASTER 3108	\$637,500	20/05/2022
2	14/5 Curlew Ct DONCASTER 3108	\$575,000	21/10/2022
3	117/8 Hepburn Rd DONCASTER 3108	\$512,300	12/10/2022

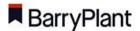
OR

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:

11/11/2022 16:19









Property Type: Apartment Agent Comments

Indicative Selling Price \$550,000 - \$570,000 Median Unit Price September quarter 2022: \$590,000

Comparable Properties



5/97 Whittens La DONCASTER 3108 (REI/VG) Agent Comments



Price: \$637,500 Method: Private Sale Date: 20/05/2022 Property Type: Apartment



14/5 Curlew Ct DONCASTER 3108 (REI)

Agent Comments



Price: \$575,000 Method: Private Sale Date: 21/10/2022 Property Type: Apartment



117/8 Hepburn Rd DONCASTER 3108 (REI/VG) Agent Comments



Price: \$512,300 Method: Private Sale Date: 12/10/2022 Property Type: Apartment

Account - Barry Plant | P: 03 9842 8888



propertydata

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