



Rooms:
Property Type:
Agent Comments

Indicative Selling Price
\$520,000 - \$572,000
Median Unit Price
Year ending June 2017: \$710,000

Comparable Properties

20/863 Doncaster Rd DONCASTER EAST 3109 (REI) Agent Comments



Price: \$581,180
Method: Private Sale
Date: 15/05/2017
Rooms: -
Property Type: Apartment

802/20 Hepburn Rd DONCASTER 3108 (REI) Agent Comments



Price: \$569,000
Method: Private Sale
Date: 27/04/2017
Rooms: -
Property Type: Apartment



G05/8-10 Hepburn Rd DONCASTER 3108 (REI) Agent Comments



Price: \$545,000
Method: Private Sale
Date: 22/05/2017
Rooms: 5
Property Type: Apartment

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

9/5-7 Curlew Court, Doncaster Vic 3108

Indicative selling price

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

Range between \$520,000 & \$572,000

Median sale price

Median price \$710,000

Unit X

Suburb Doncaster

Period - From 01/07/2016 to 30/06/2017

Source REIV

Comparable property sales

These are the three properties sold within two kilometres of the property for sale in the last 6 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
20/863 Doncaster Rd DONCASTER EAST 3109	\$581,180	15/05/2017
802/20 Hepburn Rd DONCASTER 3108	\$569,000	27/04/2017
G05/8-10 Hepburn Rd DONCASTER 3108	\$545,000	22/05/2017