

## Statement of Information

# Single residential property located in the Melbourne metropolitan area

Sections 47AF of the *Estate Agents Act 1980*

### Property offered for sale

Address Including suburb and postcode	27 Ashton Rise, Doncaster East
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### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting) (\*Delete single price or range as applicable)

Single price	\$*	or range between	\$1,150,000	&	\$1,250,000
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### Median sale price

Median price	\$1,300,000	*House	X	*Unit		Suburb	Doncaster East
Period - From	01/Sep/16	to	11/Sep/17	Source	realestate.com.au		

### Comparable property sales

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
66 Tidcombe Crescent, Doncaster East	\$1,363,000	17/May/17
8 cumberland Court, Doncaster East	\$1,168,000	21/Apr/17
4 Angela Court, Doncaster East	\$1,100,000	07/Apr/17

