

Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property of	offered	for	sale
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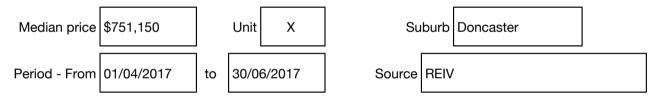
Address	3/8 Persimmon Court, Doncaster Vic 3108
Including suburb and	
postcode	

Indicative selling price

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

Range between \$1,230,000 & \$1,330,000

Median sale price



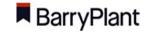
Comparable property sales

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 - Barry Plant | P: 03 9842 8888







Property Type: Townhouse (Res) Land Size: 260 sqm approx

Agent Comments

Indicative Selling Price \$1,230,000 - \$1,330,000 **Median Unit Price** June quarter 2017: \$751,150

Comparable Properties



1/7 Nestor Gr BLACKBURN NORTH 3130 (REI) Agent Comments





Price: \$1,282,168 Method: Private Sale Date: 25/05/2017

Rooms: -

Property Type: Townhouse (Single) Land Size: 280 sqm approx

2/338 George St DONCASTER 3108 (VG)





Price: \$1,250,000 Method: Sale Date: 05/06/2017 Rooms: -

Property Type: House (Res) Land Size: 235 sqm approx

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Agent Comments