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	2/319 George Street, Doncaster Vic 3108

Indicative selling price

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

Range between $1,100,000 & $1,200,000

Median sale price

Median price $1,072,000 Property Type Townhouse Suburb Doncaster

Period - From 16/01/2025 to 15/01/2026 Source Property Data

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	2/14 Fairway Rd DONCASTER 3108	$1,115,000	17/12/2025
2	3/21 Westfield Dr DONCASTER 3108	$1,185,000	03/12/2025
3	1/329 George St DONCASTER 3108	$1,210,000	23/11/2025

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: 16/01/2026 09:16

2/319 George Street, Doncaster Vic 3108



3 2 2

Property Type: Townhouse

Agent Comments

Indicative Selling Price
$1,100,000 - $1,200,000
Median Townhouse Price
16/01/2025 - 15/01/2026: $1,072,000

Comparable Properties



2/14 Fairway Rd DONCASTER 3108 (REI)

3 2 2

Price: $1,115,000
Method: Private Sale
Date: 17/12/2025
Property Type: Townhouse (Single)

Agent Comments



3/21 Westfield Dr DONCASTER 3108 (REI)

4 2 2

Price: $1,185,000
Method: Sold Before Auction
Date: 03/12/2025
Property Type: House (Res)

Agent Comments



1/329 George St DONCASTER 3108 (REI)

4 4 2

Price: $1,210,000
Method: Auction Sale
Date: 23/11/2025
Property Type: Townhouse (Res)

Agent Comments

Account - Jellis Craig | P: 98305966

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