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	14 Sinnott Street, Doreen, VIC 3754

Indicative selling price

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

Range between $880,000 & $940,000

Median sale price

Median price $749,500 Property Type House Suburb DOREEN

Period - From 11/05/2024 to 10/11/2024 Source price_finder

Comparable property sales

These are the three properties sold within five kilometres of the property of the sale in the last eighteen months that the estate agent or agents representative considers to be most comparable to the property for sale

	Address of comparable property	Price	Date of sale
1	42 Rothacker Rise Doreen Vic 3754	$890,000	26/06/2024
2	282 Flaxen Hills Road Doreen Vic 3754	$890,000	02/06/2024
3	33 Bernard Street Doreen Vic 3754	$889,950	21/10/2024

This Statement of Information was prepared on: 11/11/2024