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	7/1 Nartanda Court, Doncaster East Vic 3109

Indicative selling price

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

Range between $700,000 & $750,000

Median sale price

Median price $935,000 Property Type Unit Suburb Doncaster East

Period - From 01/10/2024 to 30/09/2025 Source REIV

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	2/143 Springvale Rd DONVALE 3111	$707,000	25/10/2025
2	10/17 Fullwood Pde DONCASTER EAST 3109	$790,000	13/09/2025
3	14/33-37 Leslie St DONVALE 3111	$740,000	29/07/2025

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: 30/10/2025 14:53

7/1 Nartanda Court, Doncaster East Vic 3109

JellisCraig

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2 1 2

Property Type: Unit

Agent Comments

Indicative Selling Price
$700,000 - $750,000
Median Unit Price
Year ending September 2025: $935,000

Comparable Properties



2/143 Springvale Rd DONVALE 3111 (REI)

2 1 1

Price: $707,000
Method: Auction Sale
Date: 25/10/2025
Property Type: Unit
Land Size: 217 sqm approx

Agent Comments



10/17 Fullwood Pde DONCASTER EAST 3109 (REI)

2 1 1

Price: $790,000
Method: Auction Sale
Date: 13/09/2025
Property Type: Unit

Agent Comments



14/33-37 Leslie St DONVALE 3111 (REI)

2 1 1

Price: $740,000
Method: Private Sale
Date: 29/07/2025
Property Type: Unit

Agent Comments

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