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	2/6 Koonung Court, Doncaster Vic 3108

Indicative selling price

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

Range between $1,500,000 & $1,550,000

Median sale price

Median price $838,000 Property Type Unit Suburb Doncaster

Period - From 01/01/2021 to 31/03/2021 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	4A Koonung Ct DONCASTER 3108	$1,588,000	23/03/2021
2			
3			

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: 22/06/2021 11:54

2/6 Koonung Court, Doncaster Vic 3108

RT Edgar

Henry Lee
8888 2000
0417 112 636
hlee@rtedgar.com.au

Indicative Selling Price
$1,500,000 - $1,550,000
Median Unit Price
March quarter 2021: $838,000



- -

Property Type: Townhouse (Res)
Land Size: 513 sqm approx

Agent Comments

Comparable Properties



4A Koonung Ct DONCASTER 3108 (REI/VG)

4 3 2

Agent Comments

Price: $1,588,000
Method: Private Sale
Date: 23/03/2021
Property Type: House
Land Size: 480 sqm approx

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.

REIV THE DIFFERENCE

propertydata .com.au

The information contained herein is to be used as a guide only. Although every care has been taken in the preparation of the information, we stress that particulars herein are for information only and do not constitute representations by the Owners or Agent. Sales data is provided as a guide to market activity, and we do not necessarily claim to have acted as the selling agent in these transactions.