

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

16 Parkville Place, Donvale Vic 3111

Indicative selling price

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

Range between \$1,600,000

&

\$1,700,000

Median sale price

Median price \$1,332,500

Property Type House

Suburb Donvale

Period - From 01/04/2019

to 31/03/2020

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.~~

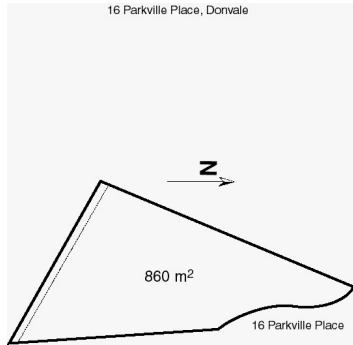
	Address of comparable property	Price	Date of sale
1	15 Leura St DONCASTER EAST 3109	\$1,650,500	23/02/2020
2			
3			

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:

12/05/2020 17:04



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Property Type: Land

Land Size: 859.353 sqm approx

Agent Comments

Indicative Selling Price

\$1,600,000 - \$1,700,000

Median House Price

Year ending March 2020: \$1,332,500

Comparable Properties



15 Leura St DONCASTER EAST 3109 (VG)

Agent Comments

 4  -  -

Price: \$1,650,500

Method: Sale

Date: 23/02/2020

Property Type: House (Res)

Land Size: 780 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.