

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

111/190 REYNOLDS ROAD DONCASTER EAST VIC 3109

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Single Price

or range
between

\$435,000

&

\$465,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$920,000

Property type

Unit

Suburb

Doncaster East

Period-from

01 Jun 2024

to

31 May 2025

Source

Corelogic

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 6 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

111/210 REYNOLDS ROAD DONCASTER EAST VIC 3109	\$462,500	05-May-25
307/5 RED HILL TERRACE DONCASTER EAST VIC 3109	\$450,000	01-May-25
409/9 RED HILL TERRACE DONCASTER EAST VIC 3109	\$440,000	27-Nov-24

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 6 months.

This Statement of Information was prepared on: 24 June 2025



**111/210 REYNOLDS ROAD
DONCASTER EAST VIC 3109**

 2  2  1

Sold Price **\$462,500** Sold Date **05-May-25**

Distance **0km**



**307/5 RED HILL TERRACE
DONCASTER EAST VIC 3109**

 2  1  1

Sold Price **\$450,000** Sold Date **01-May-25**

Distance **0.33km**



**409/9 RED HILL TERRACE
DONCASTER EAST VIC 3109**

 2  1  1

Sold Price **\$440,000** Sold Date **27-Nov-24**

Distance **0.33km**

RS = Recent sale UN = Undisclosed Sale

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