

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

4/26 BORDEAUX STREET DONCASTER VIC 3108

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

\$800,000

&

\$880,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$1,550,000

Property type

Other

Suburb

Doncaster

Period-from

01 Mar 2025

to

28 Feb 2026

Source

Cotality

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

13/65 TURANA STREET DONCASTER VIC 3108	\$900,000	08-Nov-25
74 HARVEST COURT DONCASTER VIC 3108	\$808,000	25-Oct-25
9A BAYLEY GROVE DONCASTER VIC 3108	\$900,000	28-Jan-26

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: 17 March 2026

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**13/65 TURANA STREET
DONCASTER VIC 3108**

 3  2  2

Sold Price **\$900,000** Sold Date **08-Nov-25**

Distance **1.04km**



**74 HARVEST COURT DONCASTER
VIC 3108**

 3  3  1

Sold Price **\$808,000** Sold Date **25-Oct-25**

Distance **1.15km**



**9A BAYLEY GROVE DONCASTER
VIC 3108**

 3  2  2

Sold Price **\$900,000** Sold Date **28-Jan-26**

Distance **0.5km**

RS = Recent sale

UN = Undisclosed Sale

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