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	185 Church Road, Doncaster Vic 3108

Indicative selling price

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

Range between $1,190,000 & $1,290,000

Median sale price

Median price $1,500,000 Property Type House Suburb Doncaster

Period - From 01/01/2026 to 31/03/2026 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	27 Ferndell Cr TEMPLESTOWE 3106	$1,300,000	14/05/2026
2	67 Hampshire Rd DONCASTER 3108	$1,363,000	23/03/2026
3	129 Victoria St TEMPLESTOWE 3106	$1,380,500	07/03/2026

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: 02/07/2026 16:13

185 Church Road, Doncaster Vic 3108

BARRYPLANT

Mark Di Giulio
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0407 863 179
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Indicative Selling Price
$1,190,000 - $1,290,000
Median House Price
March quarter 2026: $1,500,000



5 3 2

Property Type: House (Res)
Land Size: 684 sqm approx

Agent Comments

Comparable Properties



27 Ferndell Cr TEMPLESTOWE 3106 (REI)

6 3 2

Price: $1,300,000
Method: Sold Before Auction
Date: 14/05/2026
Property Type: House (Res)

Agent Comments



67 Hampshire Rd DONCASTER 3108 (REI)

5 3 3

Price: $1,363,000
Method: Private Sale
Date: 23/03/2026
Property Type: House (Res)
Land Size: 821 sqm approx

Agent Comments



129 Victoria St TEMPLESTOWE 3106 (REI)

5 3 2

Price: $1,380,500
Method: Private Sale
Date: 07/03/2026
Property Type: House (Res)
Land Size: 650 sqm approx

Agent Comments

Account - Barry Plant | P: 03 9842 8888

REIV THE DIFFERENCE

propertydata .com.au

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