

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

19 DELSON WAY MICKLEHAM VIC 3064

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

\$600,000

&

\$650,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$645,000

Property type

House

Suburb

Mickleham

Period-from

01 Jun 2021

to

31 May 2022

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

22 DELSON WAY MICKLEHAM VIC 3064	\$670,000	22-Mar-22
13 SELKIRK WAY MICKLEHAM VIC 3064	\$660,000	19-Feb-22
10 FERRARS WAY MICKLEHAM VIC 3064	\$750,000	20-Apr-22

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: 06 June 2022



Gladstone Park

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E gladstonepark@ypa.com.au



22 DELSON WAY MICKLEHAM VIC 3064

Sold Price

\$670,000

Sold Date

22-Mar-22

4 2 2

Distance

0.04km



13 SELKIRK WAY MICKLEHAM VIC 3064

Sold Price

\$660,000

Sold Date

19-Feb-22

4 2 2

Distance

0.15km



10 FERRARS WAY MICKLEHAM VIC 3064

Sold Price

\$750,000

Sold Date

20-Apr-22

4 2 2

Distance

0.21km



18 HARTNEY AVENUE MICKLEHAM VIC 3064

Sold Price

\$700,000

Sold Date

31-Mar-22

4 2 2

Distance

0.25km



20 HARTNEY AVENUE MICKLEHAM VIC 3064

Sold Price

Sold Date

10-Dec-21

4 2 2

Distance

0.25km

RS = Recent sale

UN = Undisclosed Sale

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