



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:	3/490 Mitcham Road, Mitcham Vic 3132
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Indicative selling price

range between	\$800,000	&	\$880,000
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Median sale price

Median price	\$750,000	Property type	Unit	Suburb	MITCHAM
Period - From	09/01/2020	to	09/07/2020	Source	

Comparable property sales

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. 1B Avon Avenue, Mitcham Vic 3132	\$840,000	05-May-20
2. 1/39 Orient Avenue, Mitcham Vic 3132	\$885,000	14-Mar-20
3. 6/27 Percy Street, Mitcham Vic 3132	\$870,000	29-May-20

This Statement of Information was prepared on: 10th July 2020