

# 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

22 HOLLINGTON DRIVE MICKLEHAM VIC 3064

### Indicative selling price

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

Single Price

or range  
between

\$840,000

&

\$880,000

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$665,000

Property type

House

Suburb

Mickleham

Period-from

01 Feb 2024

to

31 Jan 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

|                                      |           |           |
|--------------------------------------|-----------|-----------|
| 99 BELMORE PARADE MICKLEHAM VIC 3064 | \$850,000 | 07-Dec-24 |
| 51 ALEXO ROAD MICKLEHAM VIC 3064     | \$855,000 | 27-Aug-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: 13 February 2025



**99 BELMORE PARADE MICKLEHAM VIC 3064**

Sold Price

**\$850,000** Sold Date **07-Dec-24**

 4  3  2

Distance **1.79km**



**51 ALEXO ROAD MICKLEHAM VIC 3064**

Sold Price

**\$855,000** Sold Date **27-Aug-24**

 4  2  2

Distance **0.94km**

**RS** = Recent sale

**UN** = Undisclosed Sale

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