

## Statement of Information

Sections 47AF of the Estate Agents Act 1980

**12 Rathdowne Drive,  
MICKLEHAM 3064**

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

**Range \$470,000 - \$505,000**

### Median sale price

Median **House** for **MICKLEHAM** for period **Jan 2019 - Mar 2019**

Sourced from **Price finder**.

**\$479,000**

### Comparable property sales

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 the most comparable to the property for sale.

**4 Puckle Avenue,**  
Mickleham 3064

Price **\$490,000** Sold 11  
April 2019

**9 Burwood Street,**  
Mickleham 3064

Price **\$430,000** Sold 05  
March 2019

**12 Coldfall Way,**  
Mickleham 3064

Price **\$465,000** Sold 06  
March 2019

### Additional Information

Indicative selling price, median house price for the suburb and comparable sales information has been provided by the agent in compliance with Estate Agents Act 1980. This information was sourced from Price finder.

House

4 beds

2 baths

2 parking

### Bombay Real Estate

244 Epping Road,  
WOLLERT VIC 3750

### Contact agents



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