

## 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

13 BARNATO STREET MICKLEHAM VIC 3064

### Indicative selling price

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

Single Price

or range  
between

\$720,000

&

\$759,000

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$692,000

Property type

House

Suburb

Mickleham

Period-from

01 Dec 2024

to

30 Nov 2025

Source

Cotality

### 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

5 BARNATO STREET MICKLEHAM VIC 3064	\$732,500	01-Sep-25
67 ALEXO ROAD MICKLEHAM VIC 3064	\$750,000	24-Nov-25
12 ALICE AVENUE MICKLEHAM VIC 3064	\$740,000	02-Oct-25

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: 25 December 2025



**5 BARNATO STREET MICKLEHAM VIC 3064**

Sold Price

**\$732,500**

Sold Date

**01-Sep-25**

 4  2  2

Distance

**0.06km**



**67 ALEXO ROAD MICKLEHAM VIC 3064**

Sold Price

<sup>RS</sup> **\$750,000**

Sold Date

**24-Nov-25**

 4  2  2

Distance

**1.31km**



**12 ALICE AVENUE MICKLEHAM VIC 3064**

Sold Price

**\$740,000**

Sold Date

**02-Oct-25**

 4  2  2

Distance

**0.88km**

RS = Recent sale

UN = Undisclosed Sale

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