

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

21/148 MITCHAM ROAD DONVALE VIC 3111

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

\$895,000

&

\$980,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$802,500

Property type

Unit

Suburb

Donvale

Period-from

01 Sep 2024

to

31 Aug 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

17/148 MITCHAM ROAD DONVALE VIC 3111	\$975,000	25-Aug-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.

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**17/148 MITCHAM ROAD DONVALE
VIC 3111**

Sold Price

^{RS}

\$975,000

Sold Date

25-Aug-25



4



3



2

Distance

0km

RS = Recent sale

UN = Undisclosed Sale

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