

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

4 Fuller Street, Mitcham VIC 3132

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting

Single price

\$895,000

Median sale price

Median price

\$1,235,500

Property Type

House

Suburb

Mitcham

Period - From

13/04/2025

to

11/10/2025

Source

pdol

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 six months that the estate agent or agents representative considers to be most comparable to the property for sale

Address of comparable property	Price	Date of sale
1 Linlithgow St, Mitcham Vic	\$912,000	20/09/2025
57 Quarry Rd, Mitcham Vic	\$900,000	22/08/2025
419 Mitcham Rd, Mitcham Vic	\$940,000	04/10/2025

This Statement of Information was prepared on:

13/10/2025