

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

6 MITIAMO STREET EYNESBURY VIC 3338

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

\$540,000

&

\$590,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$695,000

Property type

House

Suburb

Eynesbury

Period-from

01 Jan 2024

to

31 Dec 2024

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

4 CORAK STREET EYNESBURY VIC 3338	\$560,000	05-Dec-24
6 RHEOLA STREET EYNESBURY VIC 3338	\$575,000	31-Jul-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: 31 January 2025



4 CORAK STREET EYNESBURY VIC 3338

Sold Price

^{RS}

\$560,000

Sold Date

05-Dec-24



4



2



2

Distance

0.58km



6 RHEOLA STREET EYNESBURY VIC 3338

Sold Price

\$575,000

Sold Date

31-Jul-24



4



2



2

Distance

0.16km

RS = Recent sale

UN = Undisclosed Sale

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