

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

1/47 DEEP CREEK ROAD MITCHAM VIC 3132

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

\$900,000

&

\$990,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$862,000

Property type

Unit

Suburb

Mitcham

Period-from

17 Oct 2025

to

17 Apr 2026

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

4/37 HARRISON STREET MITCHAM VIC 3132	\$942,000	26-Mar-26
2/78 HEATHERDALE ROAD MITCHAM VIC 3132	\$880,000	31-Mar-26
117A GLENVALE ROAD DONVALE VIC 3111	\$925,000	24-Feb-26

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: 17 April 2026



**4/37 HARRISON STREET MITCHAM
VIC 3132**

Sold Price

^{RS} **\$942,000** ^{UN}

Sold Date **26-Mar-26**

3 2 2

Distance **0.88km**



**2/78 HEATHERDALE ROAD
MITCHAM VIC 3132**

Sold Price

^{RS} **\$880,000**

Sold Date **31-Mar-26**

4 2 1

Distance **1.13km**



**117A GLENVALE ROAD DONVALE
VIC 3111**

Sold Price

\$925,000

Sold Date **24-Feb-26**

3 2 2

Distance **1.74km**

RS = Recent sale

UN = Undisclosed Sale

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