



Statement of Information

Section 47AF of the Estate Agents Act 1980

Property offered for sale 10 McCracken Avenue, MICKLEHAM 3064

House

4 beds

2 baths

2 parking

Indicative selling price

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

Single price \$600,000

Median sale price

Median **House** for **MICKLEHAM** for period **Jul 2018 - Jun 2019**

Sourced from **Pricefinder**.

\$509,000

Comparable property sales

These are the three properties sold within two kilometres of the property for sale in the last six months that the estate agent or agent's representative considers to be the most comparable to the property for sale.

11 Stettler Boulevard, Mickleham 3064	Price \$590,000 Sold 22 May 2019
54 Alexo Road, Mickleham 3064	Price \$617,000 Sold 10 May 2019
34 Rowena Way, Mickleham 3064	Price \$586,000 Sold 03 April 2019

This Statement of Information was prepared on 23rd Sep 2019

Additional Information

Indicative selling price, median house price for the suburb and comparable sales information has been provided by the agent in compliance with Estate Agents Act 1980. This information was sourced from Pricefinder.

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