



## Statement of Information

Sections 47AF of the Estate Agents Act 1980

2/491 Mitcham Road,  
MITCHAM 3132

House



3 beds



2 baths



2 parking

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

**Range from \$900,000 -  
\$990,000**

### Median sale price

Median **House** for **MITCHAM** for period **Apr 2017 - Jun 2017**  
Sourced from **REIV**.

**\$1,039,000**

### 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.

**21B Vernal Avenue,**  
Mitcham 3132

Price **\$1,045,000** Sold 15 July 2017

**2/31 Shady Grove,**  
Nunawading 3131

Price **\$950,000** Sold 21 July 2017

**2/36 Halls Parade,**  
Vermont 3133

Price **\$917,000** Sold 01 July 2017

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 REIV.

### Contact agents

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