

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

8 CALYPSO DRIVE MICKLEHAM VIC 3064

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

\$590,000

&

\$620,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$700,000

Property type

House

Suburb

Mickleham

Period-from

01 Mar 2025

to

28 Feb 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

| | | |
|-------------------------------------|-----------|-----------|
| 69 BROSSARD ROAD MICKLEHAM VIC 3064 | \$600,000 | 05-Dec-25 |
| 16 JACKA STREET MICKLEHAM VIC 3064 | \$610,000 | 02-Dec-25 |
| 3 COLDFALL WAY MICKLEHAM VIC 3064 | \$590,000 | 01-Oct-25 |

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: 03 March 2026



69 BROSSARD ROAD MICKLEHAM VIC 3064 Sold Price **\$600,000** Sold Date **05-Dec-25**

 3  2  1

Distance **1.57km**



16 JACKA STREET MICKLEHAM VIC 3064 Sold Price **\$610,000** Sold Date **02-Dec-25**

 3  2  1

Distance **1.17km**



3 COLD FALL WAY MICKLEHAM VIC 3064 Sold Price **\$590,000** Sold Date **01-Oct-25**

 3  2  1

Distance **0.31km**

RS = Recent sale UN = Undisclosed Sale

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