

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

5 ARGENTA STREET 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

\$790,000

&

\$830,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$705,000

Property type

House

Suburb

Mickleham

Period-from

01 Aug 2025

to

31 Jul 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

9 POPPY STREET MICKLEHAM VIC 3064	\$830,000	20-Apr-26
19 BARNATO STREET MICKLEHAM VIC 3064	\$798,000	23-May-26
76 ALBION CRESCENT MICKLEHAM VIC 3064	\$830,500	25-Jul-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 August 2026



9 POPPY STREET MICKLEHAM VIC 3064

 4  2  2

Sold Price

\$830,000

Sold Date **20-Apr-26**

Distance **1.26km**



19 BARNATO STREET MICKLEHAM VIC 3064

 4  3  2

Sold Price

\$798,000

Sold Date **23-May-26**

Distance **1.18km**



76 ALBION CRESCENT MICKLEHAM VIC 3064

 4  2  3

Sold Price

^{RS} **\$830,500**

Sold Date **25-Jul-26**

Distance **1.14km**

RS = Recent sale

UN = Undisclosed Sale

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