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	2/126 Heatherdale Road, Mitcham Vic 3132

Indicative selling price

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

Single price $529,000

Median sale price

Median price $857,000 Property Type Unit Suburb Mitcham

Period - From 01/07/2025 to 30/06/2026 Source REIV

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 six 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
1	9/513 Mitcham Rd VERMONT 3133	$557,000	20/06/2026
2	2/34 Wantirna Rd RINGWOOD 3134	$570,000	02/06/2026
3	4/1 Mary St RINGWOOD 3134	$520,000	02/02/2026

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 six months.~~

This Statement of Information was prepared on: 31/07/2026 10:11

2/126 Heatherdale Road, Mitcham Vic 3132

Jacob McGlinchey
9870 6211
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2 1 1

Property Type: Unit

Agent Comments

Indicative Selling Price
$529,000
Median Unit Price
Year ending June 2026: $857,000

Comparable Properties

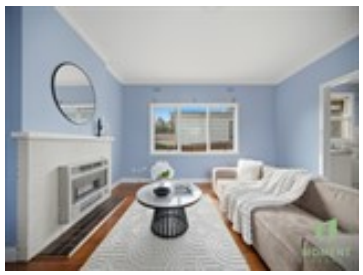


9/513 Mitcham Rd VERMONT 3133 (REI)

2 1 2

Price: $557,000
Method: Auction Sale
Date: 20/06/2026
Property Type: Flat/Unit/Apartment (Res)
Land Size: 76 sqm approx

Agent Comments



2/34 Wantirna Rd RINGWOOD 3134 (REI/VG)

2 1 1

Price: $570,000
Method: Private Sale
Date: 02/06/2026
Property Type: Unit

Agent Comments



4/1 Mary St RINGWOOD 3134 (REI/VG)

2 1 1

Price: $520,000
Method: Private Sale
Date: 02/02/2026
Property Type: Unit
Land Size: 69 sqm approx

Agent Comments

Account - Jellis Craig | P: 03 9870 6211

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