

## 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

3 HONEYDEW STREET MICKLEHAM VIC 3064

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting) (\*Delete single price or range as applicable)

Single Price

or range  
between

\$590,000

&

\$630,000

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$690,000

Property type

House

Suburb

Mickleham

Period-from

01 Nov 2024

to

31 Oct 2025

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

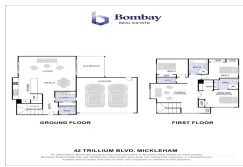
Date of sale

|                                          |        |           |
|------------------------------------------|--------|-----------|
| 42 TRILLIUM BOULEVARD MICKLEHAM VIC 3064 | 620000 | 04-Sep-25 |
| 646 GRAND BOULEVARD MICKLEHAM VIC 3064   | 621000 | 19-Jul-25 |
| 38 ROSETTE PARADE MICKLEHAM VIC 3064     | 620150 | 30-Sep-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: 10 November 2025



## 42 TRILLIUM BOULEVARD MICKLEHAM VIC 3064

3 2 2

Sold Price

**620000** Sold Date **04-Sep-25**

Distance -



## 646 GRAND BOULEVARD MICKLEHAM VIC 3064

3 2 2

Sold Price

**621000** Sold Date **19-Jul-25**

Distance -



## 38 ROSETTE PARADE MICKLEHAM VIC 3064

3 2 2

Sold Price

**620150** Sold Date **30-Sep-25**

Distance -

RS = Recent sale

UN = Undisclosed Sale

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