

## 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

6 DRIFTWOOD 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

\$420,000

&

\$450,000

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$408,000

Property type

Land

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

5 VINDALOO ROAD MICKLEHAM VIC 3064	\$421,000	03-Nov-25
3 VINDALOO ROAD MICKLEHAM VIC 3064	\$421,000	05-Nov-25
11 BRONZEWING ROAD MICKLEHAM VIC 3064	\$418,000	30-Jul-25

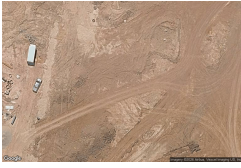
OR

**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: 30 March 2026



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**5 VINDALOO ROAD MICKLEHAM  
VIC 3064**

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Sold Price **\$421,000** Sold Date **03-Nov-25**

Distance **2.07km**

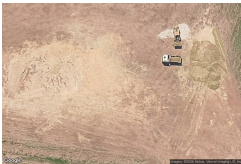


**3 VINDALOO ROAD MICKLEHAM  
VIC 3064**

4 2 2

Sold Price Sold Date **05-Nov-25**

Distance **2.09km**



**11 BRONZEWING ROAD  
MICKLEHAM VIC 3064**

- - -

Sold Price **\$418,000** Sold Date **30-Jul-25**

Distance **2.23km**

RS = Recent sale      UN = Undisclosed Sale

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