

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

12 Dalwhinnie Close, Mernda VIC 3754

Indicative selling price

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

Single price

\$689,950

Median sale price

Median price

\$735,000

Property Type

House

Suburb

Mernda

Period - From

26/12/2025

to

25/06/2026

Source

price_finder

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 agents representative considers to be most comparable to the property for sale

Address of comparable property	Price	Date of sale
10 Dalwhinnie Close Mernda VIC	\$690,000	21/04/2026
10 Kepler Street Mernda VIC	\$680,000	28/02/2026
42 Plume Drive Mernda VIC	\$675,000	30/04/2026

This Statement of Information was prepared on:

26/06/2026