

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

4/8 Rupert Street, Mitcham Vic 3132

Indicative selling price

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

Range between

\$560,000

&

\$600,000

Median sale price

Median price

\$812,500

Property Type

Unit

Suburb

Mitcham

Period - From

08/04/2025

to

07/04/2026

Source

Property Data

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	2/681 Whitehorse Rd MITCHAM 3132	\$590,000	14/10/2025
2			
3			

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:

08/04/2026 13:42

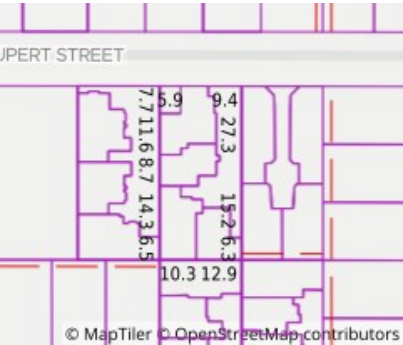
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Indicative Selling Price

\$560,000 - \$600,000

Median Unit Price

08/04/2025 - 07/04/2026: \$812,500



Property Type:
Agent Comments

Comparable Properties



2/681 Whitehorse Rd MITCHAM 3132 (REI/VG)

Agent Comments



Price: \$590,000
Method: Private Sale
Date: 14/10/2025
Property Type: Unit
Land Size: 205 sqm approx

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.