

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

501/6A Evergreen Mews, Armadale Vic 3143

Indicative selling price

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

Range between \$1,200,000

&

\$1,300,000

Median sale price

Median price \$776,500

Property Type Unit

Suburb Armadale

Period - From 01/04/2026

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	208/881 High St ARMADALE 3143	\$1,201,000	02/04/2026
2	4/769 High St ARMADALE 3143	\$1,280,000	09/05/2026
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:

07/07/2026 16:14



Property Type:

Flat/Unit/Apartment (Res)

Agent Comments

Comparable Properties



208/881 High St ARMADALE 3143 (REI)

Agent Comments



Price: \$1,201,000

Method: Private Sale

Date: 02/04/2026

Property Type: Apartment



4/769 High St ARMADALE 3143 (REI)

Agent Comments



Price: \$1,280,000

Method: Auction Sale

Date: 09/05/2026

Property Type: Townhouse (Res)

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.