

# 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

14 Mint Street, Wantirna, Vic 3152

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

range between

\$1,020,000

&

\$1,122,000

### Median sale price

Median price

\$1,090,000

Property type

House

Suburb

Wantirna

Period - From

01/01/2026

to

31/03/2026

Source



PropTrack

### 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
31 Selkirk Avenue, Wantirna, VIC 3152	\$1,005,000	20/01/2026
31 Gresford Road, Wantirna, VIC 3152	\$1,000,000	09/02/2026
49 Shetland Drive, Wantirna, VIC 3152	\$1,065,000	05/11/2025

**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: 15/04/2026