

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

2/75 ST MITCHELL CIRCUIT MORNINGTON VIC 3931

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Single Price

or range
between

\$700,000

&

\$770,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$795,000

Property type

Unit

Suburb

Mornington

Period-from

01 Apr 2025

to

31 Mar 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

| | | |
|--|-----------|-----------|
| 26/110 BUNGOWER ROAD MORNINGTON VIC 3931 | \$725,000 | 02-Sep-25 |
| 13/110 BUNGOWER ROAD MORNINGTON VIC 3931 | \$710,000 | 20-Aug-25 |
| 30/110 BUNGOWER ROAD MORNINGTON VIC 3931 | \$710,000 | 04-Sep-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: 17 April 2026



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**26/110 BUNGOWER ROAD
MORNINGTON VIC 3931**

3 2 2

Sold Price **\$725,000** Sold Date **02-Sep-25**

Distance **0.52km**



**13/110 BUNGOWER ROAD
MORNINGTON VIC 3931**

3 2 2

Sold Price **\$710,000** Sold Date **20-Aug-25**

Distance **0.52km**



**30/110 BUNGOWER ROAD
MORNINGTON VIC 3931**

3 2 2

Sold Price Sold Date **04-Sep-25**

Distance **0.52km**

RS = Recent sale

UN = Undisclosed Sale

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