

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

1 Fresh View Drive Tarneit VIC 3029

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

\$560,000

&

\$595,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$560,000

Property type

House

Suburb

Tarneit

Period-from

01 Oct 2019

to

30 Sep 2020

Source

Corelogic

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

6 Starling Avenue Tarneit VIC 3029	\$586,500	07-May-20
11 Bridlepath Drive Truganina VIC 3029	\$605,000	17-Aug-20
35 Baden Powell Drive Tarneit VIC 3029	\$605,000	10-Jul-20

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: 15 October 2020



6 Starling Avenue Tarneit VIC 3029 Sold Price **\$586,500** Sold Date **07-May-20**

 4  2  2

Distance **1.34km**



11 Bridlepath Drive Truganina VIC 3029 Sold Price **\$605,000** Sold Date **17-Aug-20**

 4  2  2

Distance **1.31km**



35 Baden Powell Drive Tarneit VIC 3029 Sold Price **\$586,500** Sold Date **10-Jul-20**

 4  2  2

Distance **1.06km**

RS = Recent sale UN = Undisclosed Sale

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