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## STATEMENT OF INFORMATION

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Section 47AF of the Estate Agents Act 1980

### UNIT Offered for Sale

3/12 Kulana Lane Tarneit VIC 3029

3 2 1

### Indicative Selling Price

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

Range between \$400,000 & \$440,000

### Median Sale Price

\$385,050 Units in Tarneit between 01 Jun 2018 - 31 May 2019

Source: CoreLogic

### Comparable Property Sales

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.



**1/294 Bethany Road Tarneit VIC 3029**

3 2 1

Sold Price

**\$430,000**

Sold Date

**04-Feb-19**

Distance

**1.5km**



**55C Butterfly Boulevard Tarneit VIC 3029**

3 2 2

Sold Price

**\$420,000**

Sold Date

**13-Apr-19**

Distance

**1.6km**



**29 Basinview Drive Tarneit VIC 3029**

3 2 1

Sold Price

**\$420,000**

Sold Date

**20-May-19**

Distance

**1.91km**

RS = Recent sale

UN = Undisclosed Sale

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