

## 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

5 ODARA MEWS TARNEIT VIC 3029

### Indicative selling price

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

Single Price

or range  
between

\$675,000

&

\$695,000

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$349,000

Property type

Land

Suburb

Tarneit

Period-from

01 Aug 2021

to

31 Jul 2022

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

9 DUBLIN STREET TARNEIT VIC 3029	\$670,000	18-Feb-22
4 ONEGAR STREET TARNEIT VIC 3029	\$695,000	12-Jun-22
3 DRUMMOYNE STREET TARNEIT VIC 3029	\$682,000	06-Jul-22

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: 26 August 2022


**9 DUBLIN STREET TARNEIT VIC 3029**
 4  2  2

Sold Price

**\$670,000**

Sold Date

**18-Feb-22**

Distance

**0.62km**

**4 ONEGAR STREET TARNEIT VIC 3029**
 4  2  2

Sold Price

**\$695,000**

Sold Date

**12-Jun-22**

Distance

**0.5km**
**3 DRUMMOYNE STREET TARNEIT VIC 3029**
 4  2  2

Sold Price

**\$682,000**

Sold Date

**06-Jul-22**

Distance

**0.41km**
**RS** = Recent sale

**UN** = Undisclosed Sale

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