

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

3 Laurence Way 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

\$485,000

&

\$499,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$550,000

Property type

House

Suburb

Tarneit

Period-from

01 Dec 2018

to

30 Nov 2019

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 Geoffrey Terrace Tarneit VIC 3029	\$496,000	05-Oct-19
29 Isabella Way Tarneit VIC 3029	\$505,000	22-Oct-19
12 Moorookyle Avenue Tarneit VIC 3029	\$550,000	03-Aug-19

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: 12 December 2019



6 Geoffrey Terrace Tarneit VIC 3029

 3  2  2

Sold Price **\$496,000** Sold Date **05-Oct-19**

Distance **0.5km**



29 Isabella Way Tarneit VIC 3029

 3  2  2

Sold Price **\$505,000** Sold Date **22-Oct-19**

Distance **0.33km**



12 Moorookyle Avenue Tarneit VIC 3029

 3  2  2

Sold Price **\$550,000** Sold Date **03-Aug-19**

Distance **0.35km**

RS = Recent sale

UN = Undisclosed Sale

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