Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property	offered	for	sa	le
	Ad	dres	ss	

Including suburb and

postcode

上ってもろつ Stratus Street 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	\$311,000	or-range between		&	
	1		£	1	

Median sale price

(*Delete house or unit as applicable)

Median Price	\$550,502	Prop	erty type	Other	Suburb	Tarneit
Period-from	01 Feb 2019	to	31 Jan 202) 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
29 Ferguson Drive Tarneit VIC 3029	\$281,500	06-Nov-19
33 Drake Street Tarneit VIC 3029	\$267,000	19-Sep-19
14 Garig Way Tameit VIC 3029	\$317,000	03-Feb-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: 28 February 2020





Richard Falzon P 03 9974 2499 M 0403 178 791

E richard@wyndhamre.com.au

29 Ferguson Drive Tarneit VIC 3029 Sold Price

\$281,500 Sold Date 06-Nov-19

23 4

€ 2

Distance

1.31km

AR : A EXPERTS

33 Drake Street Tarneit VIC 3029

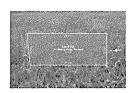
Sold Price

\$267,000 Sold Date 19-Sep-19

€ 2

Distance

1.63km



14 Garig Way Tarneit VIC 3029

Sold Price

^{RS}\$317,000 Sold Date **03-Feb-20**

1.7km

Distance

RS = Recent sale

UN = Undisclosed Sale

DISCLAIMER Whilst all reasonable effort is made to ensure the information in this publication is current, CoreLogic does not warrant the accuracy or completeness of the data and information contained in this publication and to the full extent not prohibited by law excludes all for any loss or damage arising in connection with the data and information contained in this publication.

The State of Victoria owns the copyright in the Property Sales Data and reproduction of that data in any way without the consent of the State of Victoria will constitute a breach of the Copyright Act 1968 (Cth). The State of Victoria does not warrant the accuracy or completeness of the Property Sales Data and any person using or relying upon such information does so on the basis that the State of Victoria accepts no responsibility or liability whatsoever for any errors, faults, defects or omissions in the information supplied.