

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

6 David John 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

\$1,100,000

&

\$1,200,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$566,000

Property type

House

Suburb

Tarneit

Period-from

01 Mar 2020

to

28 Feb 2021

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

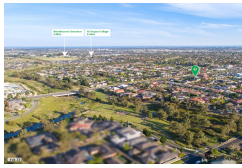
Date of sale

413 Morris Road Tarneit VIC 3029	\$1,225,000	01-Mar-21
11 Scarborough Court Tarneit VIC 3029	\$1,040,000	07-Apr-20
7 Scarborough Court Tarneit VIC 3029	\$1,140,000	20-Nov-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: 18 March 2021



413 Morris Road Tarneit VIC 3029

Sold Price

^{RS}

\$1,225,000

Sold Date

01-Mar-21



6



3



8

Distance

0.31km



11 Scarborough Court Tarneit VIC 3029

Sold Price

\$1,040,000

Sold Date

07-Apr-20



5



2



2

Distance

0.44km



7 Scarborough Court Tarneit VIC 3029

Sold Price

\$1,140,000

Sold Date

20-Nov-20



5



2



5

Distance

0.48km

RS = Recent sale

UN = Undisclosed Sale

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