

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 2 Anvil Court, Tarneit, VIC 3029

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting

Price Range

\$700,000

&

\$750,000

Median sale price

Median price

\$580,000

Property Type

House

Suburb

Tarneit (3029)

Period - From

01/11/2020

to

31/10/2021

Source

Corelogic

Comparable property sales

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These are the three properties sold within two kilometres of the property for sale in the last six 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
3 ANVIL COURT, TARNEIT VIC 3029	\$890,000	26/09/2021
20 BADEN POWELL DRIVE, TARNEIT VIC 3029	\$773,000	16/07/2021
16 TOORONGO CIRCUIT, TRUGANINA VIC 3029	\$725,000	09/02/2021

This Statement of Information was prepared on: 17/11/2021