

## Statement of Information

# Single residential property located in the Melbourne metropolitan area

Sections 47AF of the *Estate Agents Act 1980*

### Property offered for sale

Address	Lot 829 - Sayers Road, Tarneit, Tarneit, 3029
Including suburb and	
postcode	

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Single price	\$	446,900	or range between		&	
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### Median sale price

Median price	\$	393,300	Property type	Vacant Land	Suburb	Tarneit
Period - From	1/01/2022	to	1/03/2022	Source	Oliver Hume	

### Comparable property sales

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
1 Lot 1309 - Candelo Way, Tarneit, 3029	\$ 448,900	26/05/2022
2 Lot 1332 - Tawonga Drive, Tarneit, 3029	\$ 451,900	4/05/2022
3 Lot 1329 - Tawonga Drive, Tarneit, 3029	\$ 451,900	2/05/2022

This Statement of Information was prepared on: 21 Sep 2022