

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

63/27 TURVA AVENUE 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

\$370,000

&

\$420,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$428,000

Property type

Unit

Suburb

Tarneit

Period-from

01 Sep 2021

to

31 Aug 2022

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

61/27 TURVA AVENUE TARNEIT VIC 3029	\$395,000	27-Jun-22
2/38 LORETTA BOULEVARD TARNEIT VIC 3029	\$395,000	08-Mar-22
22/27 TURVA AVENUE TARNEIT VIC 3029	\$355,000	15-Jun-22

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: 27 September 2022