

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

5 MILLENDON BOULEVARD 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

\$669,000

&

\$699,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$641,000

Property type

House

Suburb

Tarneit

Period-from

01 Feb 2024

to

31 Jan 2025

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

4 SHERLOCK AVENUE TARNEIT VIC 3029	\$713,000	31-Aug-24
18 CROSSWAY AVENUE TARNEIT VIC 3029	\$725,000	27-Nov-24
18 SOARING ROAD TARNEIT VIC 3029	\$740,000	20-Nov-24

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: 04 February 2025



4 SHERLOCK AVENUE TARNEIT VIC 3029

 4  2  2

Sold Price

\$713,000

Sold Date

31-Aug-24

Distance

0.23km



18 CROSSWAY AVENUE TARNEIT VIC 3029

 4  2  2

Sold Price

\$725,000

Sold Date

27-Nov-24

Distance

0.54km



18 SOARING ROAD TARNEIT VIC 3029

 4  2  2

Sold Price

\$740,000

Sold Date

20-Nov-24

Distance

1.01km

RS = Recent sale

UN = Undisclosed Sale

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