

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 PIPERS STREET 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

\$720,000

&

\$750,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$362,500

Property type

Land

Suburb

Tarneit

Period-from

01 Mar 2022

to

28 Feb 2023

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

19 GOWAR ROAD TARNEIT VIC 3029	\$785,000	26-Jan-22
7 COCKERELL STREET TARNEIT VIC 3029	\$747,000	07-Feb-23

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: 22 March 2023


19 GOWAR ROAD TARNEIT VIC 3029

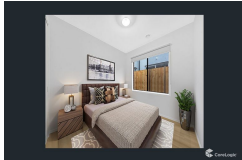
Sold Price

\$785,000

Sold Date

26-Jan-22


Distance

4.02km

7 COCKERELL STREET TARNEIT VIC 3029

Sold Price

\$747,000

Sold Date

07-Feb-23


Distance

4.65km
RS = Recent sale

UN = Undisclosed Sale

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