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## STATEMENT OF INFORMATION

# Single residential property located in the Melbourne metropolitan area.

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Sections 47AF of the *Estate Agents Act 1980*

### Property offered for sale

Address  
Including suburb and  
postcode

50 Prospect Drive, Tarneit

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting) (\*Delete single price or range as applicable)

Single price  or range between  &

### Median sale price

(\*Delete house or unit as applicable)

Median price  \*House ☒ \*Unit ☐ Suburb

Period - From  to  Source

### Comparable property sales

A\* 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
4 Diamond Drive, Werribee	\$660,000	17 <sup>th</sup> Sep 2021
9 McMahon Crescent, Tarneit	\$680,000	19 <sup>th</sup> Oct 2021
95 Harmony Drive, Tarneit	\$665,000	9 <sup>th</sup> Nov 2021

Property data source: Corelogic.com.au. Generated on 16<sup>th</sup> March 2022.