

## 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

7 MAKEDONIA STREET TARNEIT VIC 3029

### 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

\$640,000

&

\$660,000

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$612,500

Property type

House

Suburb

Tarneit

Period-from

01 Jun 2021

to

31 May 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

7 DRUMMOYNE STREET TARNEIT VIC 3029	\$632,000	03-Jun-22
15 TRENTBRIDGE ROAD TARNEIT VIC 3029	\$650,000	25-Oct-21
13 MAKEDONIA STREET TARNEIT VIC 3029	\$645,000	27-Feb-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: 09 June 2022



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**7 DRUMMOYNE STREET TARNEIT  
VIC 3029**

4 2 2

Sold Price

<sup>RS</sup>

**\$632,000**

Sold Date

**03-Jun-22**

Distance

**3.7km**



**15 TRENTBRIDGE ROAD TARNEIT  
VIC 3029**

4 2 2

Sold Price

**\$650,000**

Sold Date

**25-Oct-21**

Distance

**3.34km**



**13 MAKEDONIA STREET TARNEIT  
VIC 3029**

4 2 1

Sold Price

**\$645,000**

Sold Date

**27-Feb-22**

Distance

**0.04km**

**RS** = Recent sale

**UN** = Undisclosed Sale

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