

STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



3 JULIET AVENUE, TARNEIT, VIC 3029

4 2 2

Indicative Selling Price

For the meaning of this price see consumer.vic.au/underquoting

Price Range: \$505,000 to \$550,000

MEDIAN SALE PRICE



TARNEIT, VIC, 3029

Suburb Median Sale Price (House)

\$506,000

01 April 2017 to 30 September 2017

Provided by: pricefinder

COMPARABLE PROPERTIES

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.



63 FELIX WAY, TARNEIT, VIC 3029

4 2 2

Sale Price

\$529,000

Sale Date: 05/06/2017

Distance from Property: 700m



14 COTTESLOE BVD, TARNEIT, VIC 3029

3 2 2

Sale Price

\$525,000

Sale Date: 08/05/2017

Distance from Property: 970m



26 BORBOLETA ST, TARNEIT, VIC 3029

4 2 2

Sale Price

\$535,000

Sale Date: 01/06/2017

Distance from Property: 1km



This report has been compiled on 12/10/2017 by James Ferris. Property Data Solutions Pty Ltd 2017 - www.pricefinder.com.au

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Statement of Information

Single residential property located in the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode

3 JULIET AVENUE, TARNEIT, VIC 3029

Indicative selling price

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Price Range:

\$505,000 to \$550,000

Median sale price

Median price

\$506,000

House

X

Unit

Suburb

TARNEIT

Period

01 April 2017 to 30 September 2017

Source

 pricefinder

Comparable property sales

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
63 FELIX WAY, TARNEIT, VIC 3029	\$529,000	05/06/2017
14 COTTESLOE BVD, TARNEIT, VIC 3029	\$525,000	08/05/2017
26 BORBOLETA ST, TARNEIT, VIC 3029	\$535,000	01/06/2017