

## 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

14 Bulbine 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

\$320,000

&

\$340,000

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$309,000

Property type

Land

Suburb

Tarneit

Period-from

01 Jun 2020

to

31 May 2021

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

18 Bulbine Street Tarneit VIC 3029	\$315,000	26-Aug-20
27 Laflin Avenue Tarneit VIC 3029	\$325,000	01-May-20

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: 23 June 2021


**18 Bulbine Street Tarneit VIC 3029**

Sold Price

**\$315,000**

Sold Date **26-Aug-20**


Distance

**0.03km**

**27 Laflin Avenue Tarneit VIC 3029**

Sold Price

**\$325,000**

Sold Date **01-May-20**


Distance

**0.16km**
**RS** = Recent sale

**UN** = Undisclosed Sale

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