

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

3 TEMPLE 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

\$660,000

&

\$710,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$637,500

Property type

House

Suburb

Tarneit

Period-from

01 Nov 2021

to

31 Oct 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

6 BEROWA STREET TARNEIT VIC 3029	\$680,000	16-Jun-22
20 SWAINSON CLOSE TARNEIT VIC 3029	\$705,000	04-Sep-22
61 ISABELLA WAY TARNEIT VIC 3029	\$700,000	29-Aug-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.~~

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Real Estate

Anmol Singh

P (03) 8400 0008

M 0473082676

E anmol.singh@eldersrealestate.com.au



6 BEROWA STREET TARNEIT VIC 3029

Sold Price

\$680,000

Sold Date

16-Jun-22

4 2 2

Distance

0.95km



20 SWAINSON CLOSE TARNEIT VIC 3029

Sold Price

\$705,000

Sold Date

04-Sep-22

4 2 2

Distance

1.02km



61 ISABELLA WAY TARNEIT VIC 3029

Sold Price

\$700,000

Sold Date

29-Aug-22

4 2 2

Distance

1.15km

RS = Recent sale

UN = Undisclosed Sale

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