Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sa	le								
Address Including suburb and postcode	11 LAMONDA STREET TARNEIT VIC 3029								
Indicative selling price									
For the meaning of this price	e see consumer.vio	c.gov.au	ı/underquo	ting (*E	Delete single price	e or range a	s applicable)		
Single Price			or range between		\$739,000	&	\$759,000		
Median sale price									
(*Delete house or unit as ap	plicable)								
Median Price	\$642,000	Property type			House	Suburb	Tarneit		
Period-from	01 Feb 2024	to	to 31 Jan 2		Source	Corelogic			
	-1 /+D-1-4- A	Б.							

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	
4 CECIL ROAD TARNEIT VIC 3029	\$795,000	09-Dec-24	

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: 12 February 2025





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COCK NO. TAMENT

MANUAL MANUAL

4 CECIL ROAD TARNEIT VIC 3029 Sold Price

\$795,000 Sold Date 09-Dec-24

Distance

1.59km

₾ 2 😞 2

RS = Recent sale UN = Undisclosed Sale

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