

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

19/35 Tullidge Street Melton VIC 3337

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Single Price

\$340,000

or range
between

&

Median sale price

(*Delete house or unit as applicable)

Median Price

\$315,000

Property type

Unit

Suburb

Melton

Period-from

01 Dec 2018

to

30 Nov 2019

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

35/35 Tullidge Street Melton VIC 3337	\$330,000	08-Oct-19
2/35 Tullidge Street Melton VIC 3337	\$340,000	15-Jul-19
22/51-55 Tullidge Street Melton VIC 3337	\$350,000	19-Nov-19

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: 03 December 2019



35/35 Tullidge Street Melton VIC 3337

3 1 1

Sold Price

\$330,000

Sold Date

08-Oct-19

Distance

0.09km



2/35 Tullidge Street Melton VIC 3337

3 2 2

Sold Price

\$340,000

Sold Date

15-Jul-19

Distance

0.11km



22/51-55 Tullidge Street Melton VIC 3337

3 2 2

Sold Price

\$350,000

Sold Date

19-Nov-19

Distance

0.13km

RS = Recent sale

UN = Undisclosed Sale

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