



STATEMENT OF INFORMATION

148 CROSSWAY AVENUE, TARNEIT, VIC 3029

PREPARED BY MERAL KANTARCIOGLU, SPRINT PROPERTY



STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



148 CROSSWAY AVENUE, TARNEIT, VIC

3 2 2

Indicative Selling Price

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

Price Range:

\$510,000 to \$530,000

Provided by: Meral Kantarcioglu, Sprint Property

MEDIAN SALE PRICE



TARNEIT, VIC, 3029

Suburb Median Sale Price (House)

\$526,000

01 July 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.



26 ALFRED PARK DR, TARNEIT, VIC 3029

3 2 2

Sale Price

***\$520,000**

Sale Date: 02/09/2017

Distance from Property: 1.7km



2 SKYLARK CRT, TARNEIT, VIC 3029

3 2 2

Sale Price

\$526,000

Sale Date: 31/07/2017

Distance from Property: 1.9km



30 COBRAM ST, TARNEIT, VIC 3029

3 2 2

Sale Price

***\$530,000**

Sale Date: 22/07/2017

Distance from Property: 777m



This report has been compiled on 02/10/2017 by Sprint Property. 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

148 CROSSWAY AVENUE, TARNEIT, VIC 3029

Indicative selling price

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Price Range:

\$510,000 to \$530,000

Median sale price

Median price

\$526,000

House

X

Unit

Suburb

TARNEIT

Period

01 July 2017 to 30 September 2017

Source



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
26 ALFRED PARK DR, TARNEIT, VIC 3029	*\$520,000	02/09/2017
2 SKYLARK CRT, TARNEIT, VIC 3029	\$526,000	31/07/2017
30 COBRAM ST, TARNEIT, VIC 3029	*\$530,000	22/07/2017