

## 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

1 SOLLING ROAD 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

\$690,000

&

\$730,000

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$649,500

Property type

House

Suburb

Tarneit

Period-from

01 Jul 2024

to

30 Jun 2025

Source

Cotality

### 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

7 SOLLING ROAD TARNEIT VIC 3029	\$680,000	10-Apr-25
28 BURGESS ROAD TARNEIT VIC 3029	\$675,000	16-Jul-25
29 ALDERNEY STREET TARNEIT VIC 3029	\$660,000	23-Mar-25

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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**7 SOLLING ROAD TARNEIT VIC 3029**

4 2 2

Sold Price **\$680,000** Sold Date **10-Apr-25**

Distance **0.04km**



**28 BURGESS ROAD TARNEIT VIC 3029**

4 2 2

Sold Price <sup>RS</sup> **\$675,000** Sold Date **16-Jul-25**

Distance **0.48km**



**29 ALDERNEY STREET TARNEIT VIC 3029**

4 2 2

Sold Price **\$660,000** Sold Date **23-Mar-25**

Distance **0.61km**

**RS** = Recent sale      **UN** = Undisclosed Sale

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