

## 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

10 TWYFORD WAY TARNEIT VIC 3029

### Indicative selling price

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

Single Price

or range  
between

\$1,350,000

&

\$1,450,000

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$647,000

Property type

House

Suburb

Tarneit

Period-from

01 Jul 2024

to

30 Jun 2025

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

2 PARA ROAD TARNEIT VIC 3029	\$1,300,000	09-Jan-25
12 RALLY STREET TARNEIT VIC 3029	\$1,400,000	03-Jul-25
19 FRUIT STREET TARNEIT VIC 3029	\$1,500,000	11-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.~~

This Statement of Information was prepared on: 07 July 2025



**2 PARA ROAD TARNEIT VIC 3029**

Sold Price

**\$1,300,000**

Sold Date

**09-Jan-25**

5

4

2

Distance

**2.58km**



**12 RALLY STREET TARNEIT VIC 3029**

Sold Price

<sup>RS</sup>

**\$1,400,000**

Sold Date

**03-Jul-25**

5

4

2

Distance

**3.64km**



**19 FRUIT STREET TARNEIT VIC 3029**

Sold Price

**\$1,500,000**

Sold Date

**11-Mar-25**

5

5

2

Distance

**4.54km**

**RS** = Recent sale

**UN** = Undisclosed Sale

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