

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

21/5 THOMAS CARR DRIVE TARNEIT VIC 3029

Indicative selling price

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

Single Price

or range
between

\$440,000

&

\$460,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$455,000

Property type

Unit

Suburb

Tarneit

Period-from

01 Oct 2024

to

30 Sep 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

2/4 ALBERT PLACE HOPPERS CROSSING VIC 3029	\$477,000	27-Jul-25
29/5 THOMAS CARR DRIVE TARNEIT VIC 3029	\$422,000	16-Feb-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: 17 October 2025



**2/4 ALBERT PLACE HOPPERS
CROSSING VIC 3029**

 2  1  1

Sold Price **\$477,000** Sold Date **27-Jul-25**

Distance **0.63km**



**29/5 THOMAS CARR DRIVE
TARNEIT VIC 3029**

 2  1  1

Sold Price **\$422,000** Sold Date **16-Feb-25**

Distance **0km**

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

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