

Statement of Information

Single residential property located outside the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode

23 SWAINSON CLOSE 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

\$540,000

&

\$560,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$675,000

Property type

House

Suburb

Tarneit

Period-from

01 Aug 2025

to

31 Jul 2026

Source

Cotality

Comparable property sales (*Delete A or B below as applicable)

A* These are the three properties sold within five kilometres of the property for sale in the last 18 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

49 ARKINS CIRCUIT TARNEIT VIC 3029	\$565,000	23-Apr-26
16 BADDAGINNIE WALK TARNEIT VIC 3029	\$575,000	19-Feb-26
22 BONSALLO WALK TARNEIT VIC 3029	\$565,000	05-May-26

OR

B* ~~The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within five kilometres of the property for sale in the last 18 months.~~

This Statement of Information was prepared on: 18 August 2026


49 ARKINS CIRCUIT TARNEIT VIC 3029

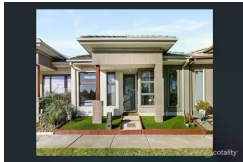
Sold Price

\$565,000

Sold Date

23-Apr-26
 3
  2
  1

Distance

0.27km

16 BADDAGINNIE WALK TARNEIT VIC 3029

Sold Price

\$575,000

Sold Date

19-Feb-26
 2
  2
  2

Distance

0.36km

22 BONSalLO WALK TARNEIT VIC 3029

Sold Price

\$565,000

Sold Date

05-May-26
 3
  2
  2

Distance

0.47km

RS = Recent sale

UN = Undisclosed Sale

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