

## 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

60 ODYSSEY BOULEVARD 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

\$690,000

&

\$740,000

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$643,000

Property type

House

Suburb

Tarneit

Period-from

01 May 2024

to

30 Apr 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

7 HEARTLANDS BOULEVARD TARNEIT VIC 3029	\$735,000	28-Aug-24
2 BULBINE STREET TARNEIT VIC 3029	\$740,000	22-Oct-24
13 HICKLING ROAD TARNEIT VIC 3029	\$705,000	31-Jul-24

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: 21 May 2025



## 7 HEARTLANDS BOULEVARD TARNEIT VIC 3029

 4  2  2

Sold Price **\$735,000** Sold Date **28-Aug-24**

Distance **1.68km**



## 2 BULBINE STREET TARNEIT VIC 3029

 4  2  2

Sold Price **\$740,000** Sold Date **22-Oct-24**

Distance **2.49km**



## 13 HICKLING ROAD TARNEIT VIC 3029

 4  2  2

Sold Price **\$705,000** Sold Date **31-Jul-24**

Distance **1.23km**

RS = Recent sale

UN = Undisclosed Sale

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