

-GR8
EST8
AGENTS

STATEMENT OF INFORMATION

3 HARDEEN STREET, TARNEIT, VIC 3029

PREPARED BY TONY MUAREMOV, GR8 EST8 AGENTS, PHONE: 0412535195

STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



3 HARDEEN STREET, TARNEIT, VIC 3029



Indicative Selling Price

For the meaning of this price see consumer.vic.au/underquoting

Price Range: \$380,000 to \$410,000

Provided by: Tony Muaremov, Gr8 Est8 Agents

MEDIAN SALE PRICE



TARNEIT, VIC, 3029

Suburb Median Sale Price (Vacant Land)

\$256,000

01 April 2017 to 31 March 2018

Provided by: pricefinder

COMPARABLE PROPERTIES

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 six months.



24 THURSTON AVE, TARNEIT, VIC 3029



Sale Price

\$324,000

Sale Date: 09/02/2018

Distance from Property: 218m



50 YANGA AVE, TARNEIT, VIC 3029



Sale Price

\$370,000

Sale Date: 26/10/2017

Distance from Property: 755m



This report has been compiled on 19/04/2018 by Gr8 Est8 Agents. Property Data Solutions Pty Ltd 2018 - www.pricefinder.com.au

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Statement of Information

Single residential property located in the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode

3 HARDEEN STREET, TARNEIT, VIC 3029

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting

Price Range: \$380,000 to \$410,000

Median sale price

Median price

\$256,000

House

Unit

Suburb

TARNEIT

Period

01 April 2017 to 31 March 2018

Source

pricfinder

Comparable property sales

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 six months.

Address of comparable property	Price	Date of sale
24 THURSTON AVE, TARNEIT, VIC 3029	\$324,000	09/02/2018
50 YANGA AVE, TARNEIT, VIC 3029	\$370,000	26/10/2017