

STATEMENT OF INFORMATION

FOR SINGLE RESIDENTIAL PROPERTY LOCATED WITHIN OR
OUTSIDE THE MELBOURNE METROPOLITAN AREA

Sections 47AF of the Estate Agents Act 1980

PROPERTY OFFERED FOR SALE

5 Serenity Way, Tarneit, VIC 3029

INDICATIVE SELLING PRICE

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

Range Between \$720,000 & \$760,000

MEDIAN SALE PRICE

Median price \$485,000 | House | Tarneit (3029)

Period - From 4 April 2017 to 19 September 2017 | Source - realestate.com

COMPARABLE PROPERTY SALES

These are the three properties sold within two kilometres of the property for sale in the last six 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
14 FLORA WAY, TARNEIT VIC 3029	\$740,000	20/09/2017
116 BADEN POWELL DR, TARNEIT VIC 3029	\$728,000	29/08/2017
17 DAINTREE BVD, TARNEIT VIC 3029	\$760,000	11/04/2017