

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

6 BLACKBIRD STREET 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

\$779,000

&

\$849,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$650,000

Property type

House

Suburb

Tarneit

Period-from

01 Sep 2022

to

31 Aug 2023

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

9 APPLGATE CRESCENT TARNEIT VIC 3029	\$835,000	25-Aug-23
7 MAINTOP WAY TARNEIT VIC 3029	\$788,000	28-Jul-23
5 JOURNEY DRIVE TARNEIT VIC 3029	\$850,000	11-Aug-23

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: 14 September 2023



9 APPLEGATE CRESCENT TARNEIT VIC 3029

 4
  2
  2

Sold Price

^{RS}
\$835,000

Sold Date

25-Aug-23

Distance

0.48km


7 MAINTOP WAY TARNEIT VIC 3029

 4
  2
  2

Sold Price

^{RS}
\$788,000

Sold Date

28-Jul-23

Distance

0.59km


5 JOURNEY DRIVE TARNEIT VIC 3029

 4
  2
  2

Sold Price

^{RS}
\$850,000

Sold Date

11-Aug-23

Distance

1.13km


4 OLDBURY GRANGE TARNEIT VIC 3029

 4
  2
  2

Sold Price

^{RS}
\$827,000

Sold Date

20-Jul-23

Distance

1.23km


16 SWORDGRASS AVENUE TARNEIT VIC 3029

 4
  2
  2

Sold Price

^{RS}
\$773,000

Sold Date

17-Jul-23

Distance

1.59km
RS = Recent sale

UN = Undisclosed Sale

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