



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

2 Babele Road, Tarneit, VIC 3029

INDICATIVE SELLING PRICE

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

Range Between \$520,000 & \$560,000

MEDIAN SALE PRICE

Median price \$510,000 | House | Tarneit (3029)

Period - From 1 November 2017 to 27 February 2018 | Source - RP DATA

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
37 ISABELLA WAY, TARNEIT VIC 3029	\$550,000	05/11/2017
31 TARLO DRIVE, TARNEIT VIC 3029	\$552,000	03/10/2017
40 HILDA STREET, TARNEIT VIC 3029	\$532,000	06/11/2017