

## 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

26 WILANDRA DRIVE 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

\$639,900

&

\$693,900

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$645,000

Property type

House

Suburb

Tarneit

Period-from

01 Jan 2023

to

31 Dec 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

1 MIST WAY TARNEIT VIC 3029	\$673,000	09-Nov-23
24 BUNNORONG STREET TARNEIT VIC 3029	\$665,000	07-Jul-23
3 WILANDRA DRIVE TARNEIT VIC 3029	\$635,000	07-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: 04 January 2024

ABC Admin

M 0451207987

E admin@abc realestateagent.com.au



**1 MIST WAY TARNEIT VIC 3029**

Sold Price

RS

**\$673,000**

Sold Date

**09-Nov-23**



4



2



2

Distance

**0.17km**



**24 BUNNORONG STREET TARNEIT VIC 3029**

Sold Price

**\$665,000**

Sold Date

**07-Jul-23**



4



2



2

Distance

**0.2km**



**3 WILANDRA DRIVE TARNEIT VIC 3029**

Sold Price

**\$635,000**

Sold Date

**07-Aug-23**



4



2



2

Distance

**0.25km**

RS = Recent sale

UN = Undisclosed Sale

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