

## 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

15 WEBBER STREET TARNEIT VIC 3029

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting) (\*Delete single price or range as applicable)

Single Price

or range  
between

\$750,000

&

\$790,000

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$362,500

Property type

Land

Suburb

Tarneit

Period-from

01 Apr 2023

to

31 Mar 2024

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

8 CUCKOO WAY TARNEIT VIC 3029	\$785,000	11-Mar-24
91 STRATUS STREET TARNEIT VIC 3029	\$780,000	28-Sep-23
18 SHADDOCK STREET TARNEIT VIC 3029	\$775,000	07-Dec-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.~~

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Sachin Aggarwal

P 0386578658

M 0425531809

E sachin@sahararealestate.com.au



**8 CUCKOO WAY TARNEIT VIC 3029**

4 3 2

Sold Price <sup>RS</sup> **\$785,000** <sup>UN</sup> Sold Date **11-Mar-24**

Distance **2.98km**

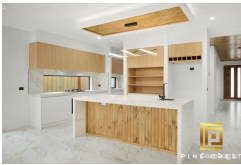


**91 STRATUS STREET TARNEIT VIC 3029**

4 2 2

Sold Price **\$780,000** Sold Date **28-Sep-23**

Distance **3.88km**



**18 SHADDOCK STREET TARNEIT VIC 3029**

4 3 2

Sold Price **\$775,000** Sold Date **07-Dec-23**

Distance **0.76km**

RS = Recent sale

UN = Undisclosed Sale

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