

## 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

19 NAVIGATION ROAD 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

\$649,000

&

\$699,000

### 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

5 DEBUT AVENUE TARNEIT VIC 3029	\$760,000	04-Jul-23
116 VOYAGER BOULEVARD TARNEIT VIC 3029	\$724,900	16-Mar-23
108 VOYAGER BOULEVARD TARNEIT VIC 3029	\$730,000	16-Mar-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: 11 September 2023



**5 DEBUT AVENUE TARNEIT VIC 3029**

 4  2  2

Sold Price **\$760,000** Sold Date **04-Jul-23**

Distance **0.34km**



**116 VOYAGER BOULEVARD TARNEIT VIC 3029**

 4  2  2

Sold Price **\$724,900** Sold Date **16-Mar-23**

Distance **0.35km**



**108 VOYAGER BOULEVARD TARNEIT VIC 3029**

 4  2  2

Sold Price **\$730,000** Sold Date **16-Mar-23**

Distance **0.39km**

RS = Recent sale

UN = Undisclosed Sale

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