

## 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

42 WINONA CIRCUIT 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

\$699,000

&

\$729,000

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$643,000

Property type

House

Suburb

Tarneit

Period-from

01 Jun 2024

to

31 May 2025

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 MONARO STREET TARNEIT VIC 3029	\$720,000	26-Jan-25
29 COPETON AVENUE TARNEIT VIC 3029	\$725,000	16-Dec-24
50 MILLENDON BOULEVARD TARNEIT VIC 3029	\$720,000	28-Jan-25

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: 02 June 2025



**9 MONARO STREET TARNEIT VIC 3029**

4 2 2

Sold Price

**\$720,000**

Sold Date

**26-Jan-25**

Distance

**0.35km**



**29 COPETON AVENUE TARNEIT VIC 3029**

4 2 2

Sold Price

**\$725,000**

Sold Date

**16-Dec-24**

Distance

**0.45km**



**50 MILLENDON BOULEVARD TARNEIT VIC 3029**

4 2 2

Sold Price

**\$720,000**

Sold Date

**28-Jan-25**

Distance

**0.62km**

RS = Recent sale

UN = Undisclosed Sale

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