

Statement of Information

Single residential property located in the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode

Lot 454 - Layla Crescent, Tarneit, 3029

Indicative selling price

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

Single price \$ 494,900 or range between &

Median sale price

Median price \$ 487,900 Property type Vacant Land Suburb Tarneit

Period - From 1/01/2026 to 31/03/2026 Source Oliver Hume

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
1 Lot 3347 - Ishtar Street, Tarneit, 3029	\$ 490,900	24/04/2026
2 Lot 1735 - Santoria Street, Tarneit, 3029	\$ 502,900	26/02/2026
3 Lot 844 - Tierra Boulevard, Tarneit, 3029	\$ 504,900	3/04/2026

This Statement of Information was prepared on: 06 Aug 2026