

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

5 RIVERSTONE PROMENADE TARNEIT VIC 3029

Indicative selling price

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

Single Price

or range
between

\$563,000

&

\$583,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$645,000

Property type

House

Suburb

Tarneit

Period-from

01 Feb 2022

to

31 Jan 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

4 JERNIGAN ROAD TARNEIT VIC 3029	\$638,000	19-Sep-22
30 ANTONIO ROAD TARNEIT VIC 3029	\$580,000	15-Oct-22
6/6 CHITWAN ROAD TARNEIT VIC 3029	\$575,000	14-Nov-22

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: 13 February 2023



4 JERNIGAN ROAD TARNEIT VIC 3029

 4  2  2

Sold Price

\$638,000

Sold Date

19-Sep-22

Distance

0.64km



30 ANTONIO ROAD TARNEIT VIC 3029

 4  2  2

Sold Price

\$580,000

Sold Date

15-Oct-22

Distance

0.83km



6/6 CHITWAN ROAD TARNEIT VIC 3029

 3  2  2

Sold Price

\$575,000

Sold Date

14-Nov-22

Distance

0.68km

RS = Recent sale

UN = Undisclosed Sale

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