

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

3 READE COURT 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

\$730,000

&

\$790,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$647,000

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

7 MCMAHON CRESCENT TARNEIT VIC 3029	\$762,500	01-Apr-25
4 MELPOMENE BOULEVARD TARNEIT VIC 3029	\$870,000	07-Mar-25
68 WOOTTEN ROAD TARNEIT VIC 3029	\$750,000	26-Mar-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: 16 June 2025

**7 MCMAHON CRESCENT TARNEIT VIC 3029**

Sold Price

RS

\$762,500

Sold Date

01-Apr-25

4



2



2

Distance

0.85km**4 MELPOMENE BOULEVARD TARNEIT VIC 3029**

Sold Price

\$870,000

Sold Date

07-Mar-25

4



2



2

Distance

0.72km**68 WOOTTEN ROAD TARNEIT VIC 3029**

Sold Price

\$750,000

Sold Date

26-Mar-25

4



2



2

Distance

1.67km

RS = Recent sale

UN = Undisclosed Sale

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