

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

18 IMPRESSION AVENUE 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

\$619,000

&

\$659,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$647,000

Property type

House

Suburb

Tarneit

Period-from

01 Jul 2024

to

30 Jun 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

11 PRISM STREET TARNEIT VIC 3029	\$640,000	07-Jan-25
32 LILYTURF DRIVE TARNEIT VIC 3029	\$650,000	04-Feb-25
19 LIMELIGHT STREET TARNEIT VIC 3029	\$650,000	14-Feb-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: 04 July 2025



11 PRISM STREET TARNEIT VIC 3029

 4  2  2

Sold Price

\$640,000

Sold Date

07-Jan-25

Distance

0.09km



32 LILYTURF DRIVE TARNEIT VIC 3029

 4  2  2

Sold Price

\$650,000

Sold Date

04-Feb-25

Distance

0.86km



19 LIMELIGHT STREET TARNEIT VIC 3029

 4  2  2

Sold Price

Sold Date

14-Feb-25

Distance

0.86km

RS = Recent sale

UN = Undisclosed Sale

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