

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

27 PINEVALE AVENUE WYNDHAM VALE VIC 3024

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

\$410,000

&

\$450,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$569,500

Property type

House

Suburb

Wyndham Vale

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

615 HOGANS ROAD TARNEIT VIC 3029

\$414,400

16-May-24

613 HOGANS ROAD TARNEIT VIC 3029

\$441,000

05-Jun-24

28 VERDAY BOULEVARD TARNEIT VIC 3029

\$432,900

31-Jul-24

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 June 2025

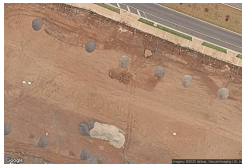
Mahesh Krishna

LICENSED ESTATE AGENT

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615 HOGANS ROAD TARNEIT VIC 3029

Sold Price

\$414,400

Sold Date

16-May-24

 4  2  -

Distance

1.3km



613 HOGANS ROAD TARNEIT VIC 3029

Sold Price

\$441,000

Sold Date

05-Jun-24

 4  2  -

Distance

1.31km



28 VERDAY BOULEVARD TARNEIT VIC 3029

Sold Price

\$432,900

Sold Date

31-Jul-24

 4  2  -

Distance

1.41km

RS = Recent sale

UN = Undisclosed Sale

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