

## Statement of Information

# Single residential property located outside the Melbourne metropolitan area

Sections 47AF of the *Estate Agents Act 1980*

### Property offered for sale

Address	
Including suburb and postcode	Lot 3206 - Centurion Avenue, Tarneit, 3029

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](https://consumer.vic.gov.au/underquoting)

Single price	\$	415,900	or range between		&	
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### Median sale price

Median price	\$	377,500	Property type	Vacant Land	Suburb	Tarneit
Period - From	1/01/2025	to	31/03/2025	Source	Oliver Hume	

### Comparable property sales

These are the three properties sold within five kilometres of the property for sale in the last 18 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 1631 - Hogans Road, Tarneit, 3029	\$ 413,900	22/07/2024
2 Lot 1605 - Kaveri Street, Tarneit, 3029	\$ 399,900	10/10/2024
3 Lot 1629 - Hogans Road, Tarneit, 3029	\$ 398,900	14/10/2024

This Statement of Information was prepared on: 06 Jun 2025