LJ Hooker

Statement of Information
Sections 47AF of the Estate Agents Act 1980

Property offered for sale

Lot 1520-1283 DOHERTYS ROAD, TARNEIT, VIC 3029

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting

Range

$400,000

Median sale price

Median price	$361,000	Land	✓	Unit		Suburb	Tarneit
Period - From	01 Jul 2023	to	30 Jun 2024			Source	Realestate.com.au

Comparable sales

These are the three properties sold within two kilometres of the property for sale in the last six months that the estate agent or agent's representative considers to be most comparable to the property for sale.

Comparable #1			
Address	31 CALVANTE WAY, TARNEIT, VIC 3029		
Sale Price	$275,000	**Date of Sale**	05-Jun-24
Comparable #2			
Address	1 SLOCUM ROAD, TARNEIT, VIC 3029		
Sale Price	$280,000	**Date of Sale**	04-Jun-24
Comparable #3			
Address	22 KARDAK STREET, TARNEIT, VIC 3029		
Sale Price	$310,000	**Date of Sale**	26-Jun-24

LJ Hooker Property Point
Shop 211/4 Main Street, Point Cook
03 9975 7080
pointcook.ljhooker.com.au

This Statement of Information was prepared on: 31 July 2024