

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

7 FLOCK STREET 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

\$659,000

&

\$679,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$663,000

Property type

House

Suburb

Tarneit

Period-from

01 Feb 2025

to

31 Jan 2026

Source

Cotality

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

23 FROLIC STREET TARNEIT VIC 3029	\$690,000	08-Jan-25
32 CUSHION WAY TARNEIT VIC 3029	\$678,000	31-Jan-26
39 SOCIAL STREET TARNEIT VIC 3029	\$672,500	05-Dec-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: 17 February 2026


23 FROLIC STREET TARNEIT VIC 3029

Sold Price

\$690,000

Sold Date

08-Jan-25
 4
 2
 2

Distance

0.17km

32 CUSHION WAY TARNEIT VIC 3029

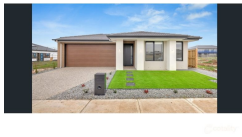
Sold Price

^{RS} **\$678,000**

Sold Date

31-Jan-26
 4
 2
 2

Distance

0.2km

39 SOCIAL STREET TARNEIT VIC 3029

Sold Price

\$672,500

Sold Date

05-Dec-25
 4
 2
 2

Distance

0.2km
RS = Recent sale

UN = Undisclosed Sale

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