

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

2/35 TARENE STREET DANDENONG VIC 3175

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

\$550,000

&

\$605,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$467,000

Property type

Unit

Suburb

Dandenong

Period-from

01 Oct 2024

to

30 Sep 2025

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

4/4 CONWAY STREET DANDENONG VIC 3175	\$590,000	08-Sep-25
8/113 HAMMOND ROAD DANDENONG VIC 3175	\$550,000	02-Jul-25
1/2A CANBERRA AVENUE DANDENONG VIC 3175	\$570,000	20-Aug-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: 31 October 2025



**4/4 CONWAY STREET
DANDENONG VIC 3175**

2 1 1

Sold Price **\$590,000** Sold Date **08-Sep-25**

Distance **0.59km**

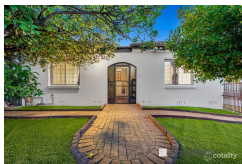


**8/113 HAMMOND ROAD
DANDENONG VIC 3175**

2 1 1

Sold Price **\$550,000** Sold Date **02-Jul-25**

Distance **0.3km**



**1/2A CANBERRA AVENUE
DANDENONG VIC 3175**

3 1 1

Sold Price **\$570,000** Sold Date **20-Aug-25**

Distance **0.94km**

RS = Recent sale

UN = Undisclosed Sale

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