



70 BOULTON CRESCENT TYERS VIC 3844

Prepared on 30th January 2026



Linda McGann
ONE AGENCY LATROBE VALLEY

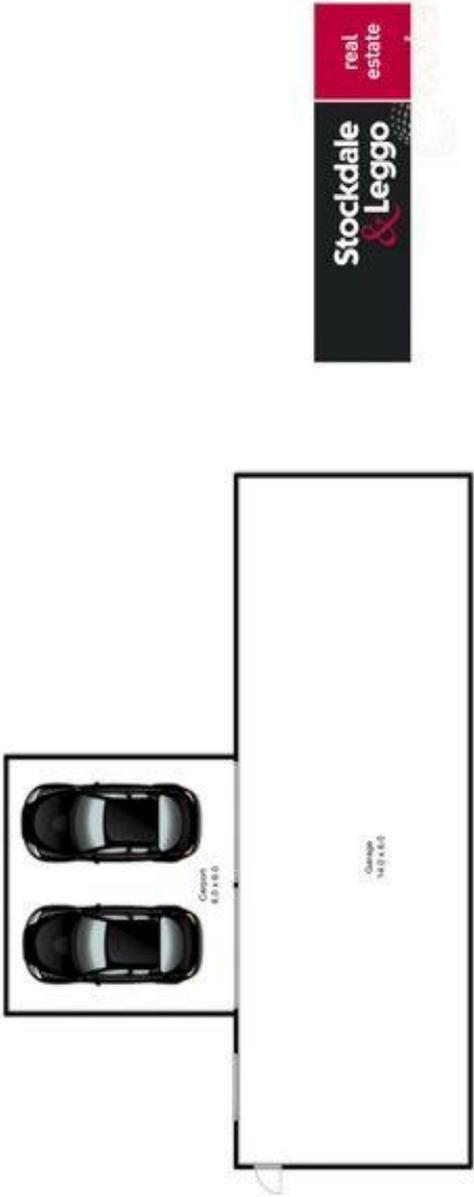
14C Hotham Street
Traralgon VIC 3844

m: 0428 143 044

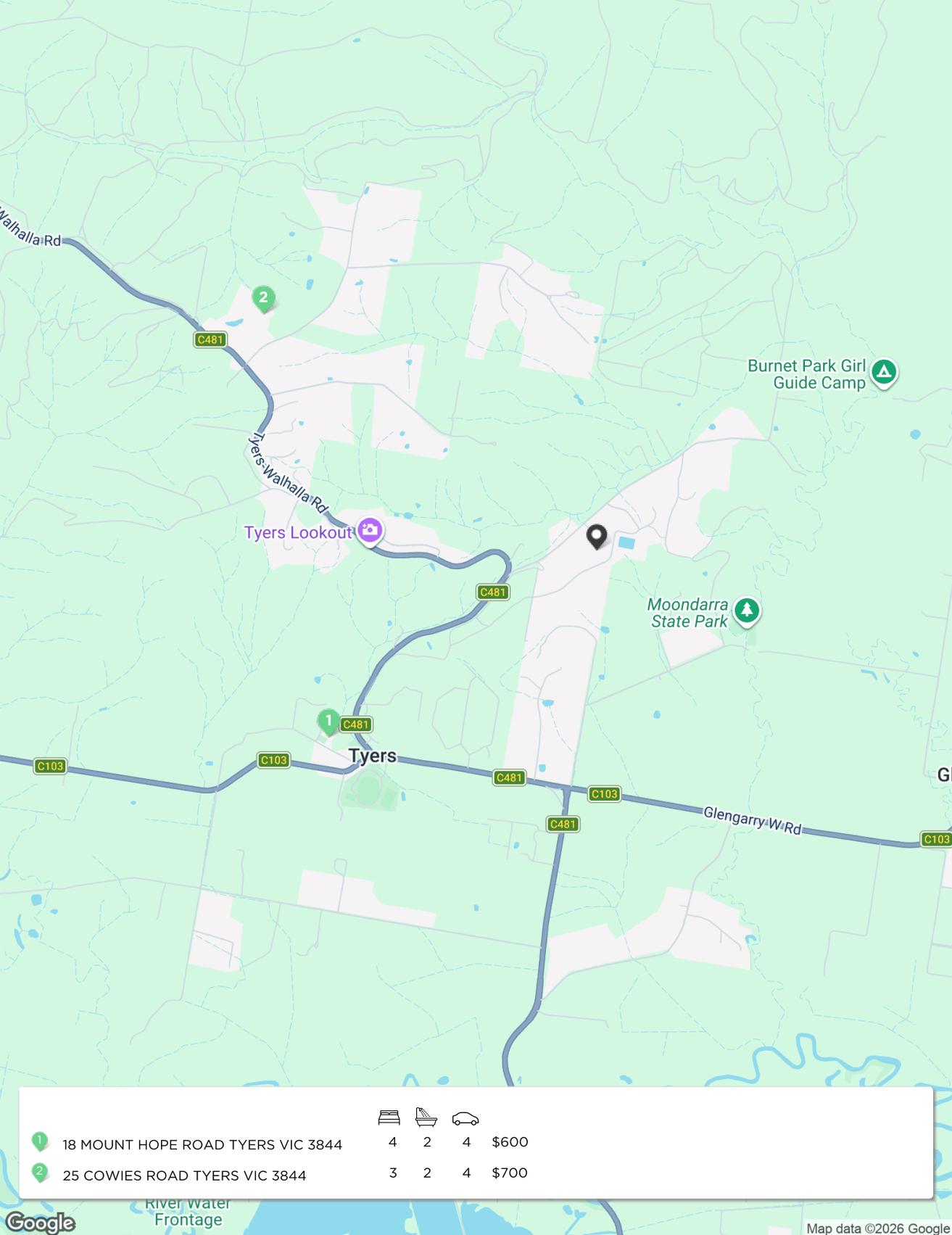
w: 03 5174 2740

linda@oneagencylv.com.au

Floor Plan



Comps Map: Rentals



* This data point was edited by the author of this CMA and has not been verified by Cotality

Comparable Rentals

1 18 MOUNT HOPE ROAD TYERS VIC 3844



🛏️ 4 🚗 2 🚗 4 📏 1,165m² 🏠 -
 Year Built - DOM 113 days
 Listing Date 11-Apr-24 Distance 2.03km
 Listing Price \$600/WEEKLY

2 25 COWIES ROAD TYERS VIC 3844



🛏️ 3 🚗 2 🚗 4 📏 2.53ha 🏠 227m²
 Year Built 2001 DOM 128 days
 Listing Date 27-Feb-25 Distance 2.52km
 Listing Price \$700/WEEKLY

DOM = Days on market * This data point was edited by the author of this CMA and has not been verified by Cotality

Summary

70 BOULTON CRESCENT TYERS VIC 3844



Appraisal price range

\$600 to \$630

Notes from your agent

There is very limited comparable properties in the area

Disclaimer

The State of Victoria owns the copyright in the Property Sales Data and reproduction of that data in any way without the consent of the State of Victoria will constitute a breach of the Copyright Act 1968 (Cth). The State of Victoria does not warrant the accuracy or completeness of the Property Sales Data and any person using or relying upon such information does so on the basis that the State of Victoria accepts no responsibility or liability whatsoever for any errors, faults, defects or omissions in the information supplied.

The Appraisal Amount contained in the report may have been manually provided by the Agent; or may be based on an automated valuation model estimate provided by Cotality ('AVM Estimated Value'). AVM Estimated Values are current at the date of the publication only. It is computer generated and is not a professional appraisal of the subject property and should not be relied upon in lieu of appropriate professional advice. The accuracy of the methodology used to develop the AVM Estimated Value, the existence of the subject property, and the accuracy of the AVM Estimated Value and all rule sets provided are estimates based on available data and are not guaranteed or warranted. Cotality excludes all liability for any loss or damage arising in connection with the Appraisal Amount and/or AVM Estimated Value.

A floor plan of a property is indicative only and may not be complete or accurate. Any floor plan that is produced is not intended or designed to replace the certificate of title or land survey.

The Cotality Data provided in this publication is of a general nature and should not be construed as specific advice or relied upon in lieu of appropriate professional advice. While Cotality uses commercially reasonable efforts to ensure the Cotality Data is current, Cotality does not warrant the accuracy, currency or completeness of the Cotality Data and to the full extent permitted by law excludes all loss or damage howsoever arising (including through negligence) in connection with the Cotality Data.