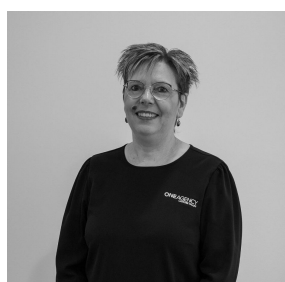




38 MERIDIAN DRIVE TRARALGON VIC 3844

Prepared on 9th August 2026



Linda McGann
ONE AGENCY LATROBE VALLEY

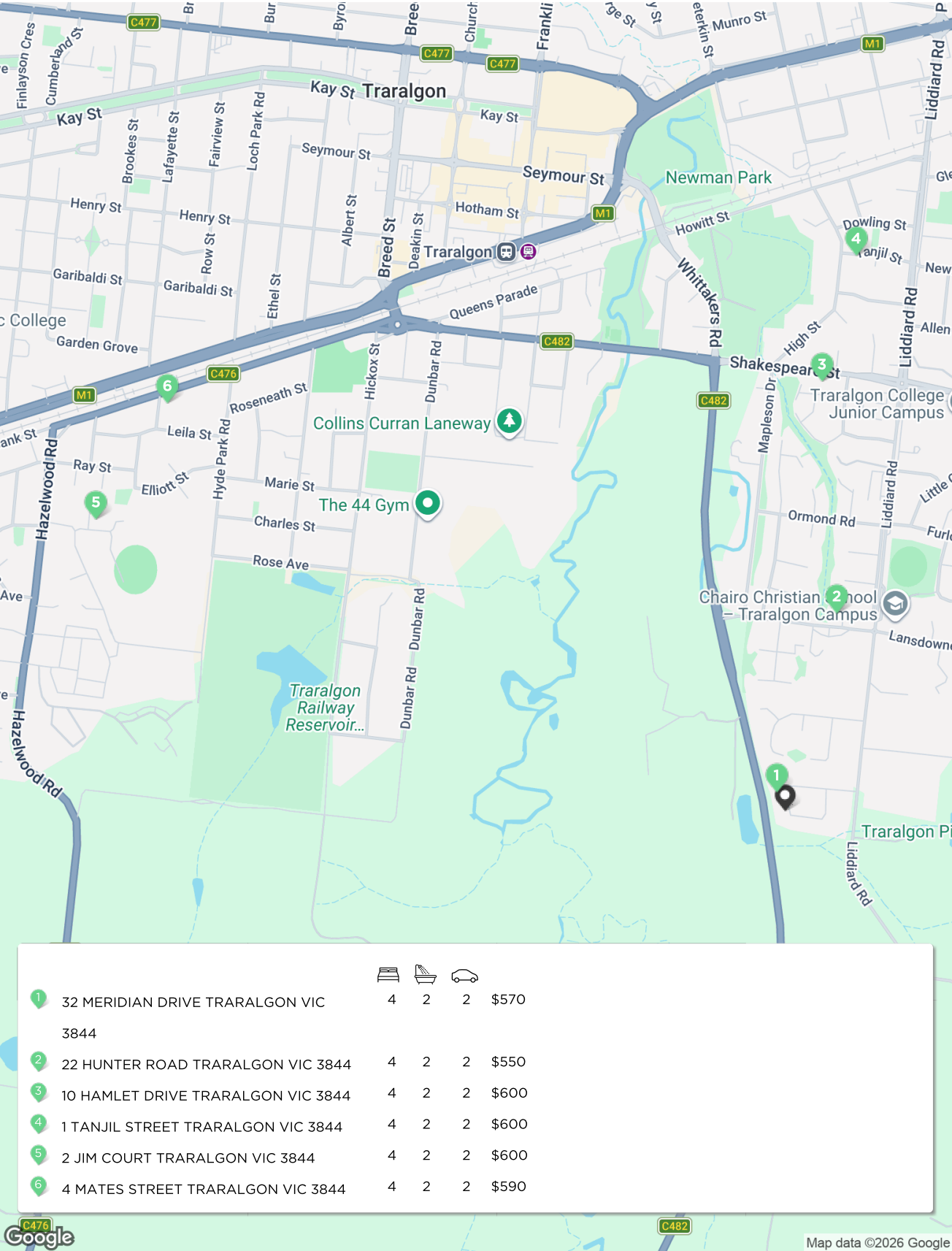
14C Hotham Street
Traralgon Victoria 3844

m: 0428 143 044

w: 03 5174 2740

linda@oneagencylv.com.au

Comps Map: Rentals



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

Comparable Rentals

1 32 MERIDIAN DRIVE TRARALGON VIC 3844



4 2 2 611m² 135m²
 Year Built 2021 DOM 20 days
 Listing Date 05-Jul-26 Distance 0.05km
 Listing Price \$570/WEEKLY

2 22 HUNTER ROAD TRARALGON VIC 3844



4 2 2 663m² 162m²
 Year Built 1978 DOM 25 days
 Listing Date 16-Mar-26 Distance 0.62km
 Listing Price \$550/WEEKLY

3 10 HAMLET DRIVE TRARALGON VIC 3844



4 2 2 621m² 157m²
 Year Built 2009 DOM 11 days
 Listing Date 29-Jul-26 Distance 1.32km
 Listing Price \$600/WEEKLY

4 1 TANJIL STREET TRARALGON VIC 3844



4 2 2 852m² 152m²
 Year Built 1960 DOM 7 days
 Listing Date 30-Apr-26 Distance 1.72km
 Listing Price \$600/WEEKLY

5 2 JIM COURT TRARALGON VIC 3844



4 2 2 506m² 140m²
 Year Built 2023 DOM 15 days
 Listing Date 27-May-26 Distance 2.3km
 Listing Price \$600/WEEKLY

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

Comparable Rentals



4 MATES STREET TRARALGON VIC 3844



4	2	2	642m ²	198m ²
Year Built	2005	DOM	60 days	
Listing Date	21-Apr-26	Distance	2.27km	
Listing Price	\$590/WEEKLY			

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

Summary

38 MERIDIAN DRIVE TRARALGON VIC 3844



Appraisal price range
\$570 to \$600

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.

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.