

## 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

14 TANNER MEWS POINT COOK VIC 3030

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting) (\*Delete single price or range as applicable)

Single Price

or range  
between

\$675,000

&

\$695,000

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$840,000

Property type

House

Suburb

Point Cook

Period-from

01 May 2025

to

30 Apr 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

15 CARINA COURT POINT COOK VIC 3030	\$695,500	28-Feb-26
21 DARGY AMBLE POINT COOK VIC 3030	\$710,000	28-Feb-26

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: 14 May 2026



**15 CARINA COURT POINT COOK VIC 3030**

Sold Price **\$695,500** Sold Date **28-Feb-26**

 3  2  1

Distance **0.61km**



**21 DARGY AMBLE POINT COOK VIC 3030**

Sold Price **\$710,000** Sold Date **28-Feb-26**

 3  2  2

Distance **0.27km**

**RS** = Recent sale      **UN** = Undisclosed Sale

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