

## 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

8 TIGER WAY OFFICER VIC 3809

### 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

\$640,000

or range  
between

&

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$535,000

Property type

Unit

Suburb

Officer

Period-from

01 Apr 2025

to

31 Mar 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

4 TIGER WAY OFFICER VIC 3809	\$644,200	22-Jan-26
6 TIGER WAY OFFICER VIC 3809	\$642,000	18-Nov-25
17 TIGER WAY OFFICER VIC 3809	\$649,000	04-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: 25 April 2026


**4 TIGER WAY OFFICER VIC 3809**

Sold Price

**\$644,200**

Sold Date

**22-Jan-26**
 3
  
  2
  
  1

Distance

**0km**

**6 TIGER WAY OFFICER VIC 3809**

Sold Price

**\$642,000**

Sold Date

**18-Nov-25**
 3
  
  2
  
  1

Distance

**0km**

**17 TIGER WAY OFFICER VIC 3809**

Sold Price

**\$649,000**

Sold Date

**04-Feb-26**
 3
  
  2
  
  1

Distance

**0km**

RS = Recent sale

UN = Undisclosed Sale

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