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Section 47AF of the Estate Agents Act 1980

### HOUSE Offered for Sale

113 Casuarina Drive Frankston South VIC 3199

 4  2  2

### Indicative Selling Price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Range between \$755,000 & \$788,000

### Median Sale Price




\$835,000 Houses in Frankston south between 01 Apr 2018 - 31 Mar 2019

Source: CoreLogic




### Comparable Property Sales

These are the 3 properties sold within 2 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.






<b>3 Verbena Court Frankston South VIC 3199</b>	Sold Price	<b>\$725,000</b>	Sold Date	<b>20-Dec-18</b>
 3  2  2			Distance	<b>0.09km</b>



<b>58 Casuarina Drive Frankston South VIC 3199</b>	Sold Price	<b>\$750,000</b>	Sold Date	<b>23-Jan-19</b>
 3  2  2			Distance	<b>0.4km</b>



<b>26 Shearer Court Frankston South VIC 3199</b>	Sold Price	<b>\$780,000</b>	Sold Date	<b>16-Mar-19</b>
 5  2  2			Distance	<b>0.58km</b>

RS = Recent sale      UN = Undisclosed Sale

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