hockingstuart

Novalina Artha-Lane 03 9781 3366 0415 603 311 nartha@hockingstuart.com.au

Indicative Selling Price \$590,000 - \$649,000 **Median House Price** March quarter 2017: \$557,000







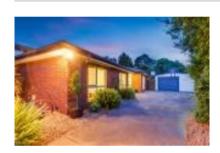
Rooms: 8

Property Type: House (Res) Land Size: 681 sqm

Agent Comments

Lifestyle Family Home in Popular Lakewood Estate. Upon entering this home there is a feeling of warmth and security. Combined with its solid features, exposed beams and feature walls, there are two separate living areas, offers you comfort and privacy living.

Comparable Properties



11 Darius Av FRANKSTON 3199 (REI)

Price: \$640,000 Method: Private Sale Date: 08/03/2017 Rooms: 8

Property Type: House Land Size: 711 sqm

Agent Comments

5 Callantina Ct FRANKSTON 3199 (VG)



Price: \$630,000 Method: Sale Date: 20/02/2017 Rooms: -

Property Type: House (Res) Land Size: 659 sqm

Agent Comments



13 Gretel Ct FRANKSTON 3199 (REI)

-3







Price: \$620,000 Method: Private Sale Date: 05/04/2017

Rooms: 9

Property Type: House (Res) Land Size: 655 sqm

Agent Comments

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Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sa	ıe
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Address	9 Le Fevre Court, Frankston Vic 3199
Including suburb and	
postcode	

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting

Range between	\$590,000	&	\$649,000
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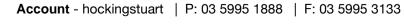
Median sale price

Median price	\$557,000	Н	ouse	Х	5	uburk	Frankston
Period - From	01/01/2017	to	31/03	3/2017	Sourc	REI	V

Comparable property sales

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
11 Darius Av FRANKSTON 3199	\$640,000	08/03/2017
5 Callantina Ct FRANKSTON 3199	\$630,000	20/02/2017
13 Gretel Ct FRANKSTON 3199	\$620,000	05/04/2017







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