

Single residential property located in the Melbourne metropolitan area

Sections 47AF of the *Estate Agents Act 1980*

Property offered for sale

Address
Including suburb and
postcode 2/9 Parer Street Frankston 3199

Indicative selling price

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

Range between \$440,000 & \$480,000

Median sale price

Median price \$400,000 Unit x Suburb Frankston

Period - From April 2018 to Current Source www.realestate.com.au

Comparable property sales

A These are the three properties sold within two kilometres of the property for sale in the last six 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
1. 1/2-4 Parer Street Frankston	\$476,000	March 2018
2. 4/2 Kelman Street Frankston	\$490,000	February 2018
3. 1/2 Kelman Street Frankston	\$426,000	November 2017