

Statement of Information

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 48 Lipton Drive Frankston VIC 3199

Indicative selling price

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

Range between \$570,000 & \$620,000

Median sale price

Median price \$623,500

House X

Suburb Frankston

Period - From 01 Oct 2017 to 30 Sep 2018

Source Corelogic

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 Nilma Court Frankston VIC 3199	\$600,000	15-Sep-18
5 Varcoe Court Frankston VIC 3199	\$599,999	18-Aug-18
7 Russett Court Frankston VIC 3199	\$580,000	19-Jul-18

Property offered for sale by

Agent Name and
Contact Details

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