



## STATEMENT OF INFORMATION

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Fiona Hodgson

P 03 8781 3888

M 0477157755

E fiona.hodgson@eview.com.au

Section 47AF of the Estate Agents Act 1980

### HOUSE Offered for Sale

93 McComb Boulevard Frankston South VIC 3199

4 - -

### Indicative Selling Price

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

Range between \$800,000 & \$860,000

### Median Sale Price

\$835,000 Houses in Frankston south between 01 Nov 2017 - 31 Oct 2018

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.



**76 McComb Boulevard Frankston South VIC 3199**

4 1 2

Sold Price

- Sold Date **07-Sep-18**

Distance **0.06km**



**5 Ronald Avenue Frankston South VIC 3199**

4 1 2

Sold Price

**\$900,000**

Sold Date **30-Jul-18**

Distance **0.32km**



**7 Dunstan Street Frankston South VIC 3199**

5 2 2

Sold Price

**\$903,000**

Sold Date **30-Oct-18**

Distance **0.38km**

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