

Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode

1/4 Robinia Street Frankston VIC 3199

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Single Price

or range
between

\$540,000

&

\$590,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$421,000

Property type

Unit

Suburb

Frankston

Period-from

01 Jun 2019

to

31 May 2020

Source

Corelogic

Comparable property sales (*Delete A or B below as applicable)

A* 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

3/3 Brooklyn Avenue Frankston VIC 3199	\$580,000	24-Feb-20
1/84 Heatherhill Road Frankston VIC 3199	\$583,000	11-Feb-20
2/84 Heatherhill Road Frankston VIC 3199	\$590,000	02-Mar-20

OR

B* ~~The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within two kilometres of the property for sale in the last 6 months.~~

This Statement of Information was prepared on: 18 June 2020



3/3 Brooklyn Avenue Frankston VIC 3199 Sold Price **\$580,000** Sold Date **24-Feb-20**

3 2 2

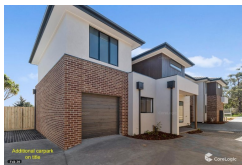
Distance **0.05km**



1/84 Heatherhill Road Frankston VIC 3199 Sold Price **\$583,000** Sold Date **11-Feb-20**

3 2 2

Distance **0.15km**



2/84 Heatherhill Road Frankston VIC 3199 Sold Price **\$590,000** Sold Date **02-Mar-20**

3 2 2

Distance **0.15km**

RS = Recent sale **UN** = Undisclosed Sale

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