

STATEMENT OF INFORMATION

14B CRICKLEWOOD AVENUE, FRANKSTON, VIC 3199

PREPARED BY JARRAD GRANT, UFIRST REAL ESTATE, PHONE: 0417131500



STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



14B CRICKLEWOOD AVENUE,



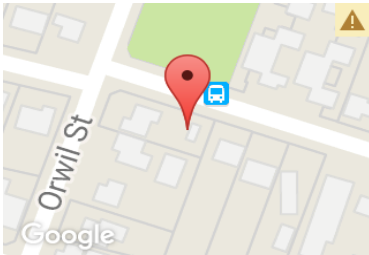
Indicative Selling Price

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

Price Range: **250,000 to 275,000**

Provided by: Jarrad Grant, Ufirst Real Estate

MEDIAN SALE PRICE



FRANKSTON, VIC, 3199

Suburb Median Sale Price (Vacant Land)

\$665,000

01 January 2017 to 31 December 2017

Provided by: **pricefinder**

COMPARABLE PROPERTIES

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 six months.

This report has been compiled on 05/02/2018 by Ufirst Real Estate. Property Data Solutions Pty Ltd 2018 - www.pricefinder.com.au

© The State of Victoria. The State of Victoria owns the copyright in the Property Sales Data and reproduction of the data in any way without the consent of the State of Victoria will constitute a breach of the Copyright Act 1968 (Cth). The State of Victoria does not warrant the accuracy or completeness of the information contained in this report and any person using or relying upon such information does so on the basis that the State of Victoria accepts no responsibility or liability whatsoever for any errors, faults, defects or omissions in the information supplied.

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	14B CRICKLEWOOD AVENUE, FRANKSTON, VIC 3199
---	---

Indicative selling price

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

Price Range:	250,000 to 275,000
--------------	--------------------

Median sale price

Median price	\$665,000	House		Unit		Suburb	FRANKSTON
Period	01 January 2017 to 31 December 2017			Source			

Comparable property sales

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 six months.