

# 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 17 Highland Drive, Frankston South Vic 3199

### Indicative selling price

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

Range between \$900,000 & \$990,000

### Median sale price

Median price \$795,500 House ☒ Suburb Frankston South

Period - From 1 Nov 2016 to 6 Nov 2017 Source REA

### 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. 28 Highland Drive, Frankston South	\$1,044,950	25/09/2017
2. 20 Crestview Court, Frankston South	\$870,000	10/05/2017
3. 15 Blackwood Court, Frankston South	\$975,000	19/08/2017

### Property offered for sale by

Agent Name and  
Contact Details Nicholas Lynch Pty Ltd  
David Cowie – Mobile: 0414 674 963  
Email: [david.cowie@nl.com.au](mailto:david.cowie@nl.com.au)

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