



3 2 1

Rooms:

Property Type: House (Res)

Land Size: 368 sqm

Agent Comments

Comparable Properties



6a Warringa Rd FRANKSTON 3199 (REI/VG)

Agent Comments

3 2 2

Price: \$665,000

Method: Private Sale

Date: 28/01/2017

Rooms: -

Property Type: House



47 Nolan St FRANKSTON 3199 (REI/VG)

Agent Comments

2 1 1

Price: \$642,000

Method: Auction Sale

Date: 18/03/2017

Rooms: 4

Property Type: House (Res)

Land Size: 332 sqm

30 Brighton St FRANKSTON SOUTH 3199 (REI/VG)

Agent Comments

3 2 2

Price: \$580,000

Method: Auction Sale

Date: 11/02/2017

Rooms: -

Property Type: Townhouse (Res)

Land Size: 249 sqm

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

42 Kars Street, Frankston Vic 3199

Indicative selling priceFor the meaning of this price see consumer.vic.gov.au/underquoting

Range between

\$575,000

&

\$632,500

Median sale price

Median price

\$557,000

House

X

Suburb

Frankston

Period - From

01/01/2017

to

31/03/2017

Source

REIV

Comparable property sales

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
6a Warringa Rd FRANKSTON 3199	\$665,000	28/01/2017
47 Nolan St FRANKSTON 3199	\$642,000	18/03/2017
30 Brighton St FRANKSTON SOUTH 3199	\$580,000	11/02/2017