

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

6 Netherbrae Road Frankston, 3199

Indicative selling price

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

Range between \$600,000.00 & \$650,000.00

Median sale price

Median price \$675,000.00 Property Type HOUSE Suburb FRANKSTON 3199

Period - From 14-Oct-2020 to 14-Sep-2021 Source Rp Data

Comparable property sales

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	119 Wangara Road, Frankston VIC 3199	\$674,500.00	07-Jul-2021
2	17 Hibiscus Avenue, Frankston VIC 3199	\$690,000.00	20-Sep-2021
3	30 Kurong Avenue, Frankston VIC 3199	\$640,000.00	03-Aug-2021

This statement of information was prepared on 11-Nov-2021 at 11:35:03 AM EST