

## Statement of Information

Sections 47AF of the Estate Agents Act 1980

18 Frances Drive,  
MOUNT MARTHA 3934

House

 4 beds

 2 baths

 4 parking

### Indicative selling price

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

**Range from \$ 730,000 - \$ 800,000**

### Median sale price

Median **House** for **MOUNT MARTHA** for period **Feb 2016 - Feb 2017**

Sourced from **RP Data**.

**\$ 862,000**

### 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 the most comparable to the property for sale.

**16 Baystone Court,**  
Mount Martha 3934

**Price \$ 730,000** Sold 20 May 2017

**14 Darcy Street,**  
Mornington 3931

**Price \$ 760,000** Sold 03 February 2017

**10 Broxbourne Brae ,**  
Mornington 3931

**Price \$ 801,000** Sold 03 June 2017

Indicative selling price, median house price for the suburb and comparable sales information has been provided by the agent in compliance with Estate Agents Act 1980. This information was sourced from RP Data.

### Contact agents

 **Giulia Chapman**

03 59 75 6888

0439 385 390

[giulia@bowmanandcompany.com.au](mailto:giulia@bowmanandcompany.com.au)



**Bowman And Company**

168 Main Street,  
Mornington VIC 3931