



2
 1
 1

Rooms: 3
Property Type: House (Res)
 Agent Comments

Indicative Selling Price

\$339,000

Median Unit Price

March quarter 2017: \$380,000

Comparable Properties



32/392 Nepean Hwy FRANKSTON 3199 (VG)

Agent Comments

2
 -
 -

Price: \$358,000

Method: Sale

Date: 18/02/2017

Rooms: -

Property Type: Flat/Unit/Apartment (Res)



3/8 Ebdale St FRANKSTON 3199 (REI)

Agent Comments

2
 1
 1

Price: \$335,000

Method: Private Sale

Date: 21/04/2017

Rooms: 3

Property Type: Apartment



30/392 Nepean Hwy FRANKSTON 3199 (REI/VG)

Agent Comments

2
 1
 1

Price: \$322,000

Method: Private Sale

Date: 23/03/2017

Rooms: 5

Property Type: Apartment

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

39/392 Nepean Highway, Frankston Vic 3199

Indicative selling price

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

Single price

\$339,000

Median sale price

Median price

\$380,000

Unit

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
32/392 Nepean Hwy FRANKSTON 3199	\$358,000	18/02/2017
3/8 Ebdale St FRANKSTON 3199	\$335,000	21/04/2017
30/392 Nepean Hwy FRANKSTON 3199	\$322,000	23/03/2017