

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 2482 Frankston Flinders Road, Bittern

Indicative selling price

Single price \$485,000

Median sale price

Median price \$485,000

House

Suburb Bittern

Period - From

to

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 17 Vale Street, Bittern	\$527,500	18/03/2017
2 21 Skinner Street, Bittern	\$460,500	07/02/2017
3 88A Dunlop Road, Bittern	\$462,500	14/09/2016