

Statement of Information

Single residential property located in the Melbourne metropolitan area

Property offered for sale		Section 47AF of the Estate Agents Act 1980								
Address Including suburb and postcode		6/33 DEANE STREET, FRANKSTON, VIC 3199								
Indicative selling price For the meaning of this price see consumer.vic.gov.au/underquoting \$440,000 & \$480,000										
Median sale price	Median Price	\$510,000	Prop	erty type	pe Unit		Suburb Frankston			
	Period-from	01 Aug 2023	to	31 Jul 2024		Source	Corelogic			

Comparable property sales

These are the 4 properties sold within 1.5 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.

4/33 DEANE STREET FRANKSTON 3199 ☐ 2	Sold Price	\$470,000	Sold Date Distance	
3/53-55 F'STON-FLINDERS ROAD FRANKSTON 3199 ☐ 2	Sold Price	\$472,000	Sold Date Distance	25-Jul-24 0.61km
9/5 RESERVOIR ROAD FRANKSTON 3199 ☐ 2	Sold Price	\$473,500	Sold Date Distance	09-Apr-24 0.18km
3/41 FINLAY STREET FRANKSTON 3199	Sold Price	\$473,500	Sold Date	16-Feb-24 1.5km

consumer.vic.gov.au

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