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STATEMENT OF INFORMATION

Prepared on 25 Oct 2018

Section 47AF of the Estate Agents Act 1980

UNIT Offered for Sale

4/40 Frome Avenue Frankston VIC 3199

2 1 1

Indicative Selling Price

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

Range between \$400,000 & \$440,000

Median Sale Price

\$430,775 Units in Frankston between 01 Oct 2017 - 30 Sep 2018

Source: CoreLogic

Comparable Property Sales

These are the 3 properties sold within 2 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.



**2/48 Frankston-Flinders Road
Frankston VIC 3199**

2 1 1

Sold Price **\$440,000** Sold Date **25-May-18**

Distance **0.53km**



**5/68-70 Roberts Street Frankston
VIC 3199**

2 1 1

Sold Price **\$438,000** Sold Date **08-May-18**

Distance **1.24km**



**2/51 Kenilworth Avenue Frankston
VIC 3199**

2 1 2

Sold Price **\$440,000** Sold Date **10-Jul-18**

Distance **1.86km**

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