



STATEMENT OF INFORMATION

"AMBASSADOR" 101/325 NEPEAN HIGHWAY, FRANKSTON, VIC 3199

PREPARED BY GABRIELE FRENKEL, PENINSULA PROPERTY CENTRE

STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



"AMBASSADOR" 101/325 NEPEAN

 2  1  1

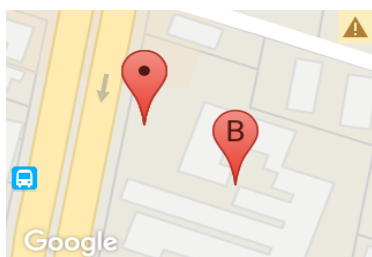
Indicative Selling Price

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

Price Range: **\$170,000 to \$185,000**

Provided by: Gabriele Frenkel, Peninsula Property Centre

MEDIAN SALE PRICE



FRANKSTON, VIC, 3199

Suburb Median Sale Price (Unit)

\$390,000

01 January 2017 to 31 December 2017

Provided by: 

COMPARABLE PROPERTIES

The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within two kilometres of the property for sale in the last six months.



1/325 NEPEAN HWY, FRANKSTON, VIC 3199

 2  1  1

Sale Price

\$160,000

Sale Date: 24/11/2017

Distance from Property: 0m



26/325 NEPEAN HWY, FRANKSTON, VIC 3199

 2  1  1

Sale Price

\$155,000

Sale Date: 24/10/2017

Distance from Property: 45m



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

"AMBASSADOR" 101/325 NEPEAN HIGHWAY, FRANKSTON, VIC 3199

Indicative selling price

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

Price Range:

\$170,000 to \$185,000

Median sale price

Median price

\$390,000

House

Unit

X


Suburb

FRANKSTON

Period

01 January 2017 to 31 December 2017

Source



Comparable property sales

The estate agent or agent’s representative reasonably believes that fewer than three comparable properties were sold within two kilometres of the property for sale in the last six months.

Address of comparable property	Price	Date of sale
1/325 NEPEAN HWY, FRANKSTON, VIC 3199	\$160,000	24/11/2017
26/325 NEPEAN HWY, FRANKSTON, VIC 3199	\$155,000	24/10/2017