

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

5 Carter Court Frankston VIC 3199

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Single Price

or range
between

\$595,000

&

\$650,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$695,000

Property type

House

Suburb

Frankston

Period-from

01 Nov 2020

to

31 Oct 2021

Source

Corelogic

Comparable property sales (*Delete A or B below as applicable)

A* 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

3 Carter Court Frankston VIC 3199	\$715,000	07-Jul-21
12 Zammit Court Frankston VIC 3199	\$669,000	22-Jun-21
9 Kitara Court Frankston VIC 3199	\$648,000	17-Jul-21

OR

B* ~~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 6 months.~~

This Statement of Information was prepared on: 30 November 2021



3 Carter Court Frankston VIC 3199

Sold Price

\$715,000

Sold Date

07-Jul-21

3

1

2

Distance

0.03km



12 Zammit Court Frankston VIC 3199

Sold Price

\$669,000

Sold Date

22-Jun-21

3

1

1

Distance

0.1km



9 Kitara Court Frankston VIC 3199

Sold Price

\$648,000

Sold Date

17-Jul-21

3

1

1

Distance

0.4km

RS = Recent sale

UN = Undisclosed Sale

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