



## STATEMENT OF INFORMATION

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### HOUSE Offered for Sale

6 Balmerino Square Frankston VIC 3199

3 2 2

### Indicative Selling Price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Range between \$630,000 & \$680,000

### Median Sale Price

\$600,000 Houses in Frankston between Apr 2017 - Mar 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.



**5 Balmerino Square Frankston VIC 3199**

4 2 2

Sold Price **\$670,000** Sold Date **15-Oct-16**

Distance **0.02km**



**2 Balmerino Square Frankston VIC 3199**

3 2 2

Sold Price **\$650,000** Sold Date **01-Jul-17**

Distance **0.07km**



**9 Aquarius Drive Frankston VIC 3199**

3 2 2

Sold Price **\$680,000** Sold Date **30-Dec-17**

Distance **0.2km**

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