



## Statement of Information

Sections 47AF of the Estate Agents Act 1980

12 Kilburn Crescent,  
FRANKSTON 3199

House



3 beds



1 baths



1 parking

### Indicative selling price

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

**Range from \$ 475,000 - \$ 515,000**

### Median sale price

Median **House** for **FRANKSTON** for period **Apr 2016 - Mar 2017**  
Sourced from **Pricefinder**.

**\$ 500,000**

### Comparable property sales

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 the most comparable to the property for sale.

**6 BARITE PL,**  
FRANKSTON 3199

Price \$ 523,000 Sold 24 April 2017

**28 CARRAMAR DR,**  
FRANKSTON 3199

Price \$ 490,000 Sold 26 January 2017

**63 GATTINARA DR GATTINARA DR,**  
FRANKSTON 3199

Price \$ 485,000 Sold 13 December 2016

Indicative selling price, median house price for the suburb and comparable sales information has been provided by the agent in compliance with Estate Agents Act 1980. This information was sourced from Pricefinder.

### Contact agents

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**Pilot Estate Agents**

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