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Indicative Selling Price
\$375,000 - \$410,000

Rooms:
Property Type:
Flat/Unit/Apartment (Res)
Agent Comments

Comparable Properties



2/296 Jones Rd SOMERVILLE 3912 (REI/VG) Agent Comments

3 1 2

Price: \$405,000
Method: Private Sale
Date: 10/04/2017
Rooms: -
Property Type: Unit
Land Size: 395 sqm



1/1180 Frankston Flinders Rd SOMERVILLE 3912 (REI/VG) Agent Comments

3 1 1

Price: \$390,000
Method: Private Sale
Date: 07/02/2017
Rooms: -
Property Type: Unit
Land Size: 352 sqm



2/1101 Frankston Flinders Rd SOMERVILLE 3912 (REI/VG) Agent Comments

3 2 2

Price: \$390,000
Method: Private Sale
Date: 13/09/2016
Rooms: 4
Property Type: Unit

Statement of Information

Single residential property located outside the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb or
locality and postcode

6/1170 Frankston Flinders Road, Somerville Vic 3912

Indicative selling price

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

Range between \$375,000 & \$410,000

Median sale price

Median price \$390,000 Unit X Suburb or locality Somerville

Period - From September to May Source REIV

Comparable property sales

These are the three properties sold within five kilometres of the property for sale in the last 18 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
2/296 Jones Rd SOMERVILLE 3912	\$405,000	10/04/2017
1/1180 Frankston Flinders Rd SOMERVILLE 3912	\$390,000	07/02/2017
2/1101 Frankston Flinders Rd SOMERVILLE 3912	\$390,000	13/09/2016