

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 5 SILVER AVENUE, FRANKSTON NORTH

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 \$495,000 & \$520,000

Median sale price

(*Delete house or unit as applicable)

Median price \$492,000 *House x *Unit Suburb Frankston North

Period - From May 2018 to Source www.realestate.com.au

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 six 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
23 BOUVARIA CRES, FRANKSTON NORTH	\$ 516,000	14/02/2018
6 SPRUCE COURT, FRANKSTON NORTH	\$ 520,000	04/02/2018
11 BUNDY COURT, FRANKSTON NORTH	\$ 510,000	23/02/2018