

## 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

7 CHESTFIELD COURT FRANKSTON VIC 3199

### Indicative selling price

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

Single Price

or range  
between

\$850,000

&

\$935,000

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$850,000

Property type

House

Suburb

Frankston

Period-from

01 Jul 2025

to

30 Jun 2026

Source

Cotality

### 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

|                                      |           |           |
|--------------------------------------|-----------|-----------|
| 1 OAKHURST COURT FRANKSTON VIC 3199  | \$890,000 | 18-Jul-26 |
| 103 WANGARRA ROAD FRANKSTON VIC 3199 | \$855,000 | 03-Jul-26 |
| 4 ELINGA COURT FRANKSTON VIC 3199    | \$928,000 | 02-Jul-26 |

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: 28 July 2026

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**1 OAKHURST COURT FRANKSTON VIC 3199**

Sold Price

<sup>RS</sup>

**\$890,000**

Sold Date

**18-Jul-26**



4



2



1

Distance

**0.19km**



**103 WANGARRA ROAD FRANKSTON VIC 3199**

Sold Price

<sup>RS</sup>

**\$855,000**

Sold Date

**03-Jul-26**



4



2



2

Distance

**1.23km**



**4 ELINGA COURT FRANKSTON VIC 3199**

Sold Price

<sup>RS</sup>

**\$928,000**

Sold Date

**02-Jul-26**



4



2



7

Distance

**1.45km**

**RS** = Recent sale

**UN** = Undisclosed Sale

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