

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

2/23 Fairway Street Frankston VIC 3199

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

\$300,000

&

\$330,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$440,000

Property type

Unit

Suburb

Frankston

Period-from

01 May 2020

to

30 Apr 2021

Source

Corelogic

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

2/19-21 Fairway Street Frankston VIC 3199	\$305,000	23-Mar-21
3/29 Fairway Street Frankston VIC 3199	\$311,000	08-Jan-21
2/26-28 Fairway Street Frankston VIC 3199	\$321,500	15-Dec-20

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: 11 May 2021



2/19-21 Fairway Street Frankston VIC 3199

2 1 1

Sold Price

^{RS} **\$305,000**

Sold Date

23-Mar-21

Distance

0.04km



3/29 Fairway Street Frankston VIC 3199

2 1 1

Sold Price

\$311,000

Sold Date

08-Jan-21

Distance

0.07km

3/29 Fairway Street, Frankston



2/26-28 Fairway Street Frankston VIC 3199

2 1 1

Sold Price

\$321,500

Sold Date

15-Dec-20

Distance

0.21km



5/19-21 Fairway Street Frankston VIC 3199

2 1 1

Sold Price

\$300,000

Sold Date

30-Apr-20

Distance

0.04km

RS = Recent sale

UN = Undisclosed Sale

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