

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

6/41-43 DANDENONG ROAD EAST 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

\$540,000

&

\$594,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$600,000

Property type

Unit

Suburb

Frankston

Period-from

01 Aug 2025

to

31 Jul 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

1/73-75 BEACH STREET FRANKSTON VIC 3199	\$549,999	12-May-26
2/8-10 JOY STREET FRANKSTON VIC 3199	\$545,000	24-Jul-26
2/5 CAMPBELL STREET FRANKSTON VIC 3199	\$565,000	01-Jun-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: 11 August 2026

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**1/73-75 BEACH STREET
FRANKSTON VIC 3199**

 2  1  1

Sold Price

\$549,999

Sold Date **12-May-26**

Distance **0.62km**



**2/8-10 JOY STREET FRANKSTON
VIC 3199**

 2  1  1

Sold Price

^{RS} **\$545,000**

Sold Date **24-Jul-26**

Distance **0.87km**



**2/5 CAMPBELL STREET
FRANKSTON VIC 3199**

 2  1  1

Sold Price

\$565,000

Sold Date **01-Jun-26**

Distance **1.43km**

RS = Recent sale

UN = Undisclosed Sale

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