

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

9 Chatterley Court 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

\$570,000

&

\$620,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$570,000

Property type

House

Suburb

Frankston

Period-from

01 Jan 2019

to

31 Dec 2019

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

7 Chatterley Court Frankston VIC 3199	\$570,000	23-Nov-19
98 Lipton Drive Frankston VIC 3199	\$605,000	28-Aug-19
11 Yarrabee Court Frankston VIC 3199	\$625,000	26-Sep-19

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: 30 January 2020



7 Chatterley Court Frankston VIC 3199

Sold Price **\$570,000** Sold Date **23-Nov-19**

 3  2  1

Distance **0.03km**



98 Lipton Drive Frankston VIC 3199

Sold Price **\$605,000** Sold Date **28-Aug-19**

 3  2  1

Distance **0.38km**



11 Yarrabee Court Frankston VIC 3199

Sold Price **\$625,000** Sold Date **26-Sep-19**

 3  2  1

Distance **0.71km**

RS = Recent sale UN = Undisclosed Sale

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