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Section 47AF of the Estate Agents Act 1980

### HOUSE Offered for Sale

11 Anjaya Court Frankston VIC 3199

3 1 2

### Indicative Selling Price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Range between \$400,000 & \$430,000

### Median Sale Price

\$590,500 Houses in Frankston between 01 Jun 2018 - 31 May 2019

Source: CoreLogic

### Comparable Property Sales

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.



**107 Dunsterville Crescent Frankston VIC 3199** Sold Price **\$426,000** Sold Date **19-Feb-19**  
 2 1 1 Distance **0.08km**



**8 Lisa Court Frankston VIC 3199** Sold Price <sup>RS</sup> **\$430,000** Sold Date **06-Jun-19**  
 4 1 2 Distance **1.05km**



**3 Gatum Court Frankston VIC 3199** Sold Price <sup>RS</sup> **\$425,000** Sold Date **03-Jun-19**  
 3 1 2 Distance **1.1km**

RS = Recent sale      UN = Undisclosed Sale

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