

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

1 COONAC PLACE 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

\$890,000

&

\$950,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$855,000

Property type

House

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

4 COONAC PLACE FRANKSTON VIC 3199	\$890,000	19-Mar-26
15 TALARA COURT FRANKSTON VIC 3199	\$935,000	02-Apr-26
64 LINDRUM ROAD FRANKSTON VIC 3199	\$870,000	01-Mar-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.~~

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**4 COONAC PLACE FRANKSTON
VIC 3199**

4 2 2

Sold Price

\$890,000

Sold Date

19-Mar-26

Distance

0.06km



**15 TALARA COURT FRANKSTON
VIC 3199**

5 3 1

Sold Price

\$935,000

Sold Date

02-Apr-26

Distance

0.15km



**64 LINDRUM ROAD FRANKSTON
VIC 3199**

3 2 2

Sold Price

\$870,000

Sold Date

01-Mar-26

Distance

0.27km



**4 ZARA COURT FRANKSTON VIC
3199**

3 2 2

Sold Price

\$900,000

Sold Date

13-Apr-26

Distance

0.38km

RS = Recent sale

UN = Undisclosed Sale

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