

## Statement of Information

Sections 47AF of the Estate Agents Act 1980

# 3 Aden Place, FRANKSTON 3199

House



3 beds



2 baths



1 parking

### Indicative selling price

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

**Range \$580,000 - \$638,000**

### Median sale price

Median **House** for **FRANKSTON** for period **Jan 2018 - Mar 2018**

Sourced from **REIV**.

**\$623,000**

### Comparable property sales

These are the three properties sold within two kilo metres of the property for sale in the last six months that the estate agent or agent's representative considers to be the most comparable to the property for sale.

**6 Yuluma Court,**  
Frankston 3199

Price **\$585,000** Sold 22  
March 2018

**2 Lilliana Close,**  
Frankston 3199

Price **\$635,000** Sold 14  
December 2017

**5 Elenya Court,**  
Frankston 3199

Price **\$625,000** Sold 11  
January 2018

### Additional Information

Indicative selling price, median house price for the suburb and comparable sales information has been provided by the agent in compliance with Estate Agents Act 1980. This information was sourced from REIV.

#### Ray White Frankston

482-484 Nepean Highway,  
Frankston VIC 3199

#### Contact agents



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