



## Statement of Information

Section 47AF of the Estate Agents Act 1980

# Property offered for sale 7 Clarendon Street, FRANKSTON 3199

House

3 beds

2 baths

### Indicative selling price

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

**Range \$610,000 - \$650,000**

### Median sale price

Median **House** for **FRANKSTON** for period **Oct 2018 - Sep 2019**

Sourced from **Pricefinder**.

**\$568,000**

### Comparable property sales

These are the three properties sold within two kilometres 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.

**26 McAlister Street,**  
Frankston 3199

Price **\$600,000** Sold 24  
August 2019

**16 Foot Street,**  
Frankston 3199

Price **\$614,000** Sold 14  
September 2019

**28 Warrin Street,**  
Frankston 3199

Price **\$617,000** Sold 15 June  
2019

This Statement of Information was prepared on 30th Oct 2019

### 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 Pricefinder.

### McLennan Real Estate Pty Ltd

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### Contact agents



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