

Statement of Information

Single residential property located in the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

**Property offered for sale**

**Address**  
Including suburb  
and postcode

14/3056 Frankston Flinders Road, Balnarring Vic 3926

**Indicative selling price**

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

Single Price

\$590,000

range between

&

**Median sale price**

Median price

Property Type

Unit

Suburb

Balnarring

Period - From

01/07/2018

to

30/06/2019

Source

REIV

**Comparable property sales**

**A\*** These are the three properties sold within two kilometers of the property for sale in the last 18 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

|    |  |  |
|----|--|--|
| 1) |  |  |
| 2) |  |  |
| 3) |  |  |

**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 six months.