

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

5 WILLORA COURT FRANKSTON SOUTH 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

\$2,150,000

&

\$2,300,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$1,210,000

Property type

House

Suburb

Frankston South

Period-from

01 May 2025

to

30 Apr 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

9 FONTAYNE COURT FRANKSTON SOUTH VIC 3199	\$2,550,000	17-Feb-26
21 MCGOWN ROAD MOUNT ELIZA VIC 3930	\$2,330,000	16-Apr-26
6 MERRIGAL COURT FRANKSTON SOUTH VIC 3199	\$2,200,000	17-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.~~

This Statement of Information was prepared on: 12 May 2026


9 FONTAYNE COURT FRANKSTON SOUTH VIC 3199
 4
  3
  2

Sold Price

\$2,550,000

Sold Date

17-Feb-26

Distance

0.8km

21 MCGOWN ROAD MOUNT ELIZA VIC 3930
 4
  3
  2

Sold Price

^{RS} **\$2,330,000**

Sold Date

16-Apr-26

Distance

1.12km

6 MERRIGAL COURT FRANKSTON SOUTH VIC 3199
 5
  3
  2

Sold Price

\$2,200,000

Sold Date

17-Mar-26

Distance

0.84km
RS = Recent sale

UN = Undisclosed Sale

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