



## Statement of Information

Section 47AF of the Estate Agents Act 1980

Property offered for sale  
**9/190 Karingal Drive,  
FRANKSTON 3199**

### Indicative selling price

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

**Range \$390,000 - \$407,000**

### Median sale price

Median **House** for **FRANKSTON** for period **Mar 2019 - Sep 2019**

Sourced from **Pricefinder**.

**\$410,000**

### 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.

<b>7/190 KARINGAL DR,</b> FRANKSTON 3199	<b>Price \$380,000</b> Sold 11 July 2019
<b>18/242 CRANBOURNE RD,</b> FRANKSTON 3199	<b>Price \$376,100</b> Sold 03 August 2019
<b>1 ACT ON CL,</b> FRANKSTON 3199	<b>Price \$410,000</b> Sold 21 June 2019

This Statement of Information was prepared on 27th Sep 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.

House

2 beds

1 baths

1 parking

### Asset Property Sales and Management

404 Nepean Highway,  
Chelsea VIC 3196

### Contact agents

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