



## Statement of Information

Sections 47AF of the Estate Agents Act 1980

# 45 Gowrie Avenue, FRANKSTON SOUTH 3199

House



4 beds



3 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 from \$890,000 - \$935,000

### Median sale price

Median **House** for **FRANKSTON SOUTH** for period **Sep 2016 - Aug 2017**  
Sourced from **CoreLogic**.

## \$737,000

### 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.


**28 Gowrie Avenue,** Price **\$1,006,000** Sold 07 June 2017  
Frankston South 3199

**16 The Crest,** Price **\$890,000** Sold 24 July 2017  
Frankston South 3199

**11 Baden Powell Drive,** Price **\$905,000** Sold 08 April 2017  
Frankston South 3199

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 CoreLogic.

### Contact agents

 **Dean Bozunovic**  
Biggin & Scott

0488 123 655  
[dbozunovic@bigginscott.com.au](mailto:dbozunovic@bigginscott.com.au)



**Biggin & Scott Frankston**

23 Playne Street,  
Frankston VIC 3188