



## Statement of Information

Sections 47AF of the Estate Agents Act 1980

# 10 Manuka Court, FRANKSTON SOUTH 3199

House



4 beds



2 baths



2 parking

### Indicative selling price

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

**Range \$790,000 - \$845,000**

### Median sale price

Median **House** for **FRANKSTON SOUTH** for period **Aug 2017 - Jul 2018**

Sourced from **CoreLogic**.

**\$820,803**

### Comparable property sales

These are the three properties sold within two kilo metres 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.

**50 Escarpment Drive,**  
Frankston South 3199

Price **\$828,000** Sold 19  
February 2018

**2 Treecreeper Place,**  
Frankston South 3199

Price **\$832,000** Sold 17 April  
2018

**39 Casuarina Drive,**  
Frankston South 3199

Price **\$830,000** Sold 12  
March 2018

### 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 CoreLogic.

### Biggin & Scott Seaford

112A Nepean Highway,  
Seaford VIC 3198

### Contact agents

 **Luke Lawlor**  
Biggin & Scott

0 414 757 705

[llawlor@bigginscott.com.au](mailto:llawlor@bigginscott.com.au)

