

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

1/29 DENBIGH STREET FRANKSTON 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

\$850,000

&

\$935,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$580,000

Property type

Unit

Suburb

Frankston

Period-from

01 Apr 2025

to

31 Mar 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 BELL STREET FRANKSTON VIC 3199	\$1,015,000	18-Jan-26
3/8 CECIL STREET FRANKSTON VIC 3199	\$850,000	01-Mar-26
8/41 YUILLE STREET FRANKSTON VIC 3199	\$880,000	03-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: 07 April 2026

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9 BELL STREET FRANKSTON VIC 3199

Sold Price

\$1,015,000

Sold Date

18-Jan-26

 3

 2

 2

Distance

0.12km



3/8 CECIL STREET FRANKSTON VIC 3199

Sold Price

^{RS} **\$850,000**

Sold Date

01-Mar-26

 3

 2

 2

Distance

0.39km



8/41 YUILLE STREET FRANKSTON VIC 3199

Sold Price

^{RS} **\$880,000** ^{UN}

Sold Date

03-Mar-26

 3

 2

 2

Distance

0.28km

RS = Recent sale

UN = Undisclosed Sale

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