

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

305/15 EBDAL 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

\$630,000

&

\$660,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$585,000

Property type

Unit

Suburb

Frankston

Period-from

01 Jun 2025

to

31 May 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

2/8 BURNS STREET FRANKSTON VIC 3199

\$637,000

30-Mar-26

6/7-9 RODNEY COURT FRANKSTON VIC 3199

\$620,000

16-Apr-26

1/5 DEANE STREET FRANKSTON VIC 3199

\$650,000

07-Feb-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: 24 June 2026



2/8 BURNS STREET FRANKSTON VIC 3199

2 2 1

Sold Price

\$637,000

Sold Date **30-Mar-26**

Distance **1.63km**



6/7-9 RODNEY COURT FRANKSTON VIC 3199

2 1 2

Sold Price

\$620,000

Sold Date **16-Apr-26**

Distance **0.34km**



1/5 DEANE STREET FRANKSTON VIC 3199

2 1 1

Sold Price

\$650,000

Sold Date **07-Feb-26**

Distance **1.68km**

RS = Recent sale

UN = Undisclosed Sale

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