

# 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

1/23 William Street, Ringwood Vic 3134

### Indicative selling price

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

Range between \$570,000 & \$610,000

### Median sale price

Median price \$645,000 Property Type Unit Suburb Ringwood

Period - From 01/07/2023 to 30/09/2023 Source REIV

### 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 six 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
1	1/27 William St RINGWOOD 3134	\$629,000	19/07/2023
2	4/8 Barkly St RINGWOOD 3134	\$600,000	03/08/2023
3			

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 six months.

This Statement of Information was prepared on: 21/11/2023 15:28

1/23 William Street, Ringwood Vic 3134

**Jellis  
Craig**

Joseph Corsi

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**Indicative Selling Price**

\$570,000 - \$610,000

**Median Unit Price**

September quarter 2023: \$645,000



 2    1    1

**Property Type:** Unit

Agent Comments

## Comparable Properties



1/27 William St RINGWOOD 3134 (REI/VG)

Agent Comments

 2    1    1

**Price:** \$629,000

**Method:** Private Sale

**Date:** 19/07/2023

**Rooms:** 4

**Property Type:** Unit



4/8 Barkly St RINGWOOD 3134 (REI/VG)

Agent Comments

 2    1    1

**Price:** \$600,000

**Method:** Private Sale

**Date:** 03/08/2023

**Property Type:** Unit

**Land Size:** 111 sqm approx

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 six months.

Account - Jellis Craig | P: 03 9870 6211 | F: 03 9870 6024



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