

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

1/4 WILDWOOD GROVE RINGWOOD VIC 3134

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

\$950,000

&

\$1,045,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$650,000

Property type

Unit

Suburb

Ringwood

Period-from

01 Sep 2025

to

31 Aug 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

2/37 DEEP CREEK ROAD MITCHAM VIC 3132	\$970,000	24-Jun-26
7/158 WARRANDYTE ROAD RINGWOOD NORTH VIC 3134	\$1,010,000	17-Jul-26
6B WILLIAM STREET RINGWOOD VIC 3134	\$1,015,000	08-Apr-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: 08 September 2026



2/37 DEEP CREEK ROAD MITCHAM VIC 3132 Sold Price **\$970,000** Sold Date **24-Jun-26**

3 2 2

Distance **1.57km**



7/158 WARRANDYTE ROAD RINGWOOD NORTH VIC 3134 Sold Price ^{RS} **\$1,010,000** Sold Date **17-Jul-26**

3 2 2

Distance **1.57km**



6B WILLIAM STREET RINGWOOD VIC 3134 Sold Price **\$1,015,000** Sold Date **08-Apr-26**

3 2 2

Distance **0.28km**

RS = Recent sale **UN** = Undisclosed Sale

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