

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

1/8 MULLUM MULLUM ROAD 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

\$620,000

&

\$680,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$625,000

Property type

Unit

Suburb

Ringwood

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

1/74 RINGWOOD STREET RINGWOOD VIC 3134	\$678,000	28-Mar-26
3 HARRISON STREET RINGWOOD VIC 3134	\$625,000	24-Dec-25

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: 04 June 2026



1/74 RINGWOOD STREET RINGWOOD VIC 3134

2 1 1

Sold Price

\$678,000

Sold Date

28-Mar-26

Distance

0.34km



3 HARRISON STREET RINGWOOD VIC 3134

2 1 1

Sold Price

^{RS} **\$625,000**

Sold Date

24-Dec-25

Distance

0.52km

RS = Recent sale

UN = Undisclosed Sale

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