

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

33A Barkly Street, Ringwood Vic 3134

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting

Range between \$1,050,000

&

\$1,150,000

Median sale price

Median price \$1,045,000

Property Type House

Suburb Ringwood

Period - From 01/01/2026

to

31/03/2026

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	3/34 Ireland St RINGWOOD 3134	\$1,020,000	17/03/2026
2	14 Greenwood Av RINGWOOD 3134	\$1,140,000	05/03/2026
3	4/22 Ireland St RINGWOOD 3134	\$1,172,000	25/11/2025

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:

04/05/2026 15:34



4 3 2

Property Type: House

Land Size: 280 sqm approx

Agent Comments

Comparable Properties



3/34 Ireland St RINGWOOD 3134 (REI/VG)

Agent Comments

3 2 2

Price: \$1,020,000

Method: Private Sale

Date: 17/03/2026

Property Type: Townhouse (Single)

Land Size: 200 sqm approx



14 Greenwood Av RINGWOOD 3134 (REI)

Agent Comments

4 3 1

Price: \$1,140,000

Method: Private Sale

Date: 05/03/2026

Property Type: Townhouse (Single)



4/22 Ireland St RINGWOOD 3134 (REI/VG)

Agent Comments

4 3 2

Price: \$1,172,000

Method: Private Sale

Date: 25/11/2025

Property Type: Unit