

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

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Range Between &

Median sale price

Median price Property type Suburb
Period - From to Source

Comparable property sales

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. 2/2 Oliver Street, Ringwood	\$ 920,000	16/08/2023
2. 10 Mines Road, Ringwood East	\$ 1,070,000	7/09/2023
3. 19A Old Lilydale Road, Ringwood East	\$ 985,000	17/06/2023

This Statement of Information was prepared on:

Comparable properties



\$ 920,000

2/2 Oliver Street, Ringwood, Victoria

DATE: 16/08/2023

PROPERTY TYPE: TOWNHOUSE

 4  3
 2  sqm



\$ 1,070,000

10 Mines Road, Ringwood East, Victoria

DATE: 7/09/2023

PROPERTY TYPE: TOWNHOUSE

 4  3
 2  sqm



\$ 985,000

19A Old Lilydale Road, Ringwood East, Victoria

DATE: 17/06/2023

PROPERTY TYPE: TOWNHOUSE

 4  3
 2  sqm x

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