# 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

6 Pearwood Street Ringwood VIC 3134

#### Indicative selling price

Period-from

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

Single Price		or rang betwee	5900.000	&	\$990,000					
Median sale price (*Delete house or unit as applicable)										
Median Price	\$830,000	Property type	House	Suburb	Ringwood					

30 Jun 2020

Source

#### Comparable property sales (\*Delete A or B below as applicable)

01 Jul 2019

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.

to

Address of comparable property	Price	Date of sale	
83 Wantirna Road Ringwood VIC 3134	\$991,500	09-Nov-19	
93 Wantirna Road Ringwood VIC 3134	\$960,000	25-Mar-19	

#### 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: 01 July 2020



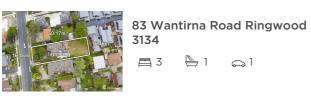
Corelogic

consumer.vic.gov.au



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83 Wantirna Road Ringwood VIC 3134			Sold Price	\$991,500	Sold Date	09-Nov-19
昌 3	1	<b>⊜</b> 1			Distance	0.87km



Sold Price 93 Wantirna Road Ringwood VIC \$960,000 Sold Date 25-Mar-19 3134 Distance 0.89km 酉 3 1 🚔 പ1

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

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