

Statement of Information  
**Internet advertising for single residential property  
located within or outside the Melbourne metropolitan  
area**

Sections 47AF of the *Estate Agents Act 1980*

**PROPERTY OFFERED FOR SALE:** 4/100 Dublin Road, Ringwood East VIC 3135

**Indicative selling price**

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

Single price \$\*  or range between \$ 630,000 &  690,000

**Median sale price**

(\*Delete house or unit as applicable)

Median price \$850,000 \*House ☐ \*unit ☒ Suburb or locality  RINGWOOD EAST VIC 3135  
Period - From  OCTOBER to  DECEMBER Source  R. E. I. V

**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. 1/10 Langley St RINGWOOD EAST 3135 VIC     | \$635,000 | 23 NOV 2017  |
| 2. 3/16 Charles St RINGWOOD EAST 3135 VIC     | \$660,000 | 24 OCT 2017  |
| 3. 1/10-12 Sherwood Av RINGWOOD EAST 3135 VIC | \$680,000 | 02 SEPT 2017 |