

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

G04/3 NEW STREET 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

\$580,000

&

\$638,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$1,020,000

Property type

Other

Suburb

Ringwood

Period-from

01 Feb 2024

to

31 Jan 2025

Source

Corelogic

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

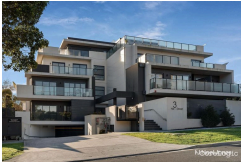
Date of sale

205/3 NEW STREET RINGWOOD VIC 3134	\$620,000	30-Aug-24
1/100 RINGWOOD STREET RINGWOOD VIC 3134	\$600,000	02-Sep-24
201/8 BOND STREET RINGWOOD VIC 3134	\$600,000	06-Nov-24

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: 24 February 2025



**205/3 NEW STREET RINGWOOD
VIC 3134**

3 2 -

Sold Price

\$620,000

Sold Date **30-Aug-24**

Distance

0km



**1/100 RINGWOOD STREET
RINGWOOD VIC 3134**

3 1 1

Sold Price

\$600,000

Sold Date **02-Sep-24**

Distance

0.92km



**201/8 BOND STREET RINGWOOD
VIC 3134**

2 2 1

Sold Price

Sold Date **06-Nov-24**

Distance

0.48km

RS = Recent sale

UN = Undisclosed Sale

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