

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

5 Rhonda Court, Ringwood North Vic 3134

Indicative selling price

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

Range between

\$1,700,000

&

\$1,870,000

Median sale price

Median price

\$1,220,000

Property Type

House

Suburb

Ringwood North

Period - From

21/11/2021

to

20/11/2022

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	18 Panorama Av RINGWOOD NORTH 3134	\$1,820,000	16/08/2022
2			
3			

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:

21/11/2022 10:53

5 Rhonda Court, Ringwood North Vic 3134



Michelle Zachariah
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5 3 2

Rooms: 10
Property Type: House
Land Size: 944 sqm approx
Agent Comments

Indicative Selling Price
\$1,700,000 - \$1,870,000
Median House Price
21/11/2021 - 20/11/2022: \$1,220,000

Comparable Properties



18 Panorama Av RINGWOOD NORTH 3134
(REI)

Agent Comments

5 3 2

Price: \$1,820,000
Method: Private Sale
Date: 16/08/2022
Property Type: House
Land Size: 881 sqm approx

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.

Account - Hoskins | P: 98747677, 9722 9755



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