

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

2/10 Mines Road, Ringwood East Vic 3135

Indicative selling price

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

Range between

\$980,000

&

\$1,070,000

Median sale price

Median price

\$943,000

Property Type

House

Suburb

Ringwood East

Period - From

01/04/2022

to

31/03/2023

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	3/5 Garden St RINGWOOD 3134	\$1,065,000	06/02/2023
2	24 Loughnan Rd RINGWOOD NORTH 3134	\$1,045,000	17/02/2023
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:

24/04/2023 10:20

2/10 Mines Road, Ringwood East Vic 3135

**Jellis
Craig**

Oliver Hu

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Indicative Selling Price

\$980,000 - \$1,070,000

Median House Price

Year ending March 2023: \$943,000



4 3 2

Property Type: Townhouse

Agent Comments

Comparable Properties



3/5 Garden St RINGWOOD 3134 (REI/VG)

Agent Comments

3 2 2

Price: \$1,065,000

Method: Private Sale

Date: 06/02/2023

Property Type: Townhouse (Single)

Land Size: 252 sqm approx



24 Loughnan Rd RINGWOOD NORTH 3134 (REI/VG)

Agent Comments

4 3 2

Price: \$1,045,000

Method: Private Sale

Date: 17/02/2023

Property Type: Townhouse (Res)

Land Size: 296 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 - Jellis Craig | P: 03 8841 4888 | F: 03 8841 4800



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