

## 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

4/25 PITT STREET RINGWOOD VIC 3134

### Indicative selling price

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

Single Price

or range  
between

\$550,000

&

\$595,000

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$635,500

Property type

Unit

Suburb

Ringwood

Period-from

01 Mar 2024

to

28 Feb 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

2/28-30 THOMAS STREET RINGWOOD VIC 3134	\$598,000	04-Mar-25
4/49-51 HEATHMONT ROAD RINGWOOD VIC 3134	\$490,000	01-Feb-25

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: 28 March 2025



**2/28-30 THOMAS STREET  
RINGWOOD VIC 3134**

 2  1  1

Sold Price <sup>RS</sup> **\$598,000** Sold Date **04-Mar-25**

Distance **0.47km**



**4/49-51 HEATHMONT ROAD  
RINGWOOD VIC 3134**

 2  1  1

Sold Price **\$490,000** Sold Date **01-Feb-25**

Distance **0.81km**

**RS** = Recent sale

**UN** = Undisclosed Sale

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