

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 32 Dublin Road, Ringwood East Vic 3135

Indicative selling price

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

Single price \$1,400,000

Median sale price

Median price \$756,750

Property Type House

Suburb Ringwood East

Period - From 01/07/2019

to 30/09/2019

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	14 Bondi St RINGWOOD EAST 3135	\$1,300,000	13/05/2019
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:

23/10/2019 10:44



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Property Type: House (Res)
Land Size: 1202 sqm approx
Agent Comments

Indicative Selling Price
\$1,400,000
Median House Price
September quarter 2019: \$756,750

Comparable Properties



14 Bondi St RINGWOOD EAST 3135 (VG)

Agent Comments

 3  -  -

Price: \$1,300,000
Method: Sale
Date: 13/05/2019
Property Type: House (Res)
Land Size: 900 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.