

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

2/2 Munro Street, Ringwood Vic 3134

Indicative selling price

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

Range between \$560,000 & \$600,000

Median sale price

Median price \$649,550 Property Type Unit Suburb Ringwood

Period - From 01/04/2025 to 31/03/2026 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	2/28 Mt Dandenong Rd RINGWOOD EAST 3135	\$591,000	12/12/2025
2	1/3 Wildwood Gr RINGWOOD 3134	\$580,000	11/12/2025
3	2/27 Morcom Av RINGWOOD EAST 3135	\$600,000	25/11/2025

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:

14/04/2026 10:54

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Indicative Selling Price

\$560,000 - \$600,000

Median Unit Price

Year ending March 2026: \$649,550



 2  1  1

Property Type: Unit

Land Size: 164 sqm approx

Agent Comments

Comparable Properties



2/28 Mt Dandenong Rd RINGWOOD EAST 3135 (REI)

Agent Comments

 2  1  1

Price: \$591,000

Method: Private Sale

Date: 12/12/2025

Property Type: Unit

1/3 Wildwood Gr RINGWOOD 3134 (VG)

Agent Comments

 2  -  -

Price: \$580,000

Method: Sale

Date: 11/12/2025

Property Type: Flat/Unit/Apartment (Res)



2/27 Morcom Av RINGWOOD EAST 3135 (REI/VG)

Agent Comments

 2  1  1

Price: \$600,000

Method: Private Sale

Date: 25/11/2025

Property Type: Unit

Land Size: 105 sqm approx

Account - Jellis Craig | P: 03 9726 8888