

Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Address	1 Menzies Crescent, Ringwood North Vic 3134
Including suburb and	· ~

Indicative selling price

Property offered for sale

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

Single price \$1,000,000

postcode

Median sale price

Median price	\$897,500	Hou	ıse X	f	Jnit			Suburb	Ringwood North
Period - From	01/07/2018	to	30/06/2019)		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		
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.

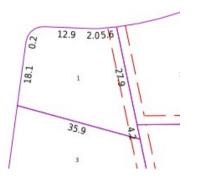
Account - Philip Webb





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Property Type: House (Res)
Land Size: 782 sqm approx

Agent Comments

Indicative Selling Price \$1,000,000 Median House Price Year ending June 2019: \$897,500

Comparable Properties

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