

STATEMENT OF INFORMATION

10 SHERBROOK AVENUE, RINGWOOD, VIC 3134

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STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



10 SHERBROOK AVENUE, RINGWOOD,

 3  2  2

Indicative Selling Price

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

Price Range: \$800,000 to \$850,000

Provided by: Alex Liu, AIME Real Estate

MEDIAN SALE PRICE



RINGWOOD, VIC, 3134

Suburb Median Sale Price (House)

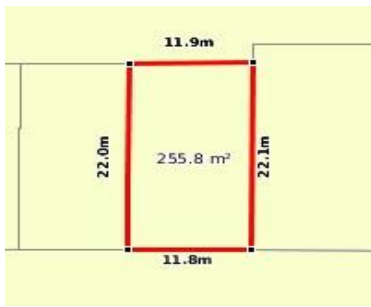
\$810,500

01 July 2016 to 30 June 2017

Provided by: 

COMPARABLE PROPERTIES

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.



4 WILDWOOD GR, RINGWOOD, VIC 3134

 3  -  -

Sale Price

\$824,000

Sale Date: 13/05/2017

Distance from Property: 972m



1/16 GREAT RYRIE ST, RINGWOOD, VIC 3134

 3  1  2

Sale Price

\$830,000

Sale Date: 29/04/2017

Distance from Property: 1.7km



6 WILDWOOD GR, RINGWOOD, VIC 3134

 3  2  2

Sale Price

\$823,000

Sale Date: 13/04/2017

Distance from Property: 936m



This report has been compiled on 22/08/2017 by AIME Real Estate. Property Data Solutions Pty Ltd 2017 - www.pricefinder.com.au

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Statement of Information

Single residential property located in the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode

10 SHERBROOK AVENUE, RINGWOOD, VIC 3134

Indicative selling price

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

Price Range: \$800,000 to \$850,000

Median sale price

Median price \$810,500

House

Unit

X

Suburb

RINGWOOD

Period 01 July 2016 to 30 June 2017

Source

 pricefinder

Comparable property sales

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
4 WILDWOOD GR, RINGWOOD, VIC 3134	\$824,000	13/05/2017
1/16 GREAT RYRIE ST, RINGWOOD, VIC 3134	\$830,000	29/04/2017
6 WILDWOOD GR, RINGWOOD, VIC 3134	\$823,000	13/04/2017