



## 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)

50 Dublin Road, RINGWOOD EAST, 3135

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Single Price

or range between

\$980,000

&

\$1,020,000

### Median sale price

Median price

\$867,000

Property type

House

Suburb

RINGWOOD EAST, 3135

Period from

26/09/2017

to

01/12/2017

Source

RP Data

### Comparable property sale

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

19 Eastfield Road, RINGWOOD EAST, 3135 Victoria

\$1,070,000

25/11/2017

62 Alexandra Road, RINGWOOD EAST, 3135 Victoria

\$1,045,000

02/12/2017

25 Patterson Street, RINGWOOD EAST, 3135 Victoria

\$1,020,000

27/09/2017