

# 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 G10B/1-7 Nelson Street, Ringwood, VIC 3134

### Indicative selling price

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

Price Range

\$500,000

&

\$550,000

### Median sale price

Median price

\$631,000

Property Type

Apartment

Suburb

Ringwood (3134)

Period - From

01/09/2020

to

31/08/2021

Source

Core Logic

### Comparable property sales

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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
204/1B NELSON STREET, RINGWOOD VIC 3134	\$545,000	06/07/2021
208/1A NELSON STREET, RINGWOOD VIC 3134	\$540,000	26/03/2021
402/1B NELSON STREET, RINGWOOD VIC 3134	\$539,000	20/04/2021

This Statement of Information was prepared on: 01/09/2021