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: 1/15 Collett Avenue, Ringwood Vic 3134

Indicative selling price

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

Range between $980,000 & $1,078,000

Median sale price

Median price $900,500 Property Type Townhouse Suburb Ringwood

Period - From 29/06/2021 to 28/06/2022 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	8a Leonard St RINGWOOD 3134	$1,035,000	26/05/2022
2	3a Robinson St CROYDON 3136	$990,000	04/06/2022
3	3/15 Collett Av RINGWOOD 3134	$965,000	07/06/2022

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: 29/06/2022 18:50

1/15 Collett Avenue, Ringwood Vic 3134



3 2 2

Property Type: Townhouse (Single)
Land Size: 351 sqm approx

Agent Comments

Indicative Selling Price
$980,000 - $1,078,000
Median Townhouse Price
29/06/2021 - 28/06/2022: $900,500

Comparable Properties



8a Leonard St RINGWOOD 3134 (REI)

3 3 2

Price: $1,035,000
Method: Private Sale
Date: 26/05/2022
Property Type: House (Res)
Land Size: 228 sqm approx

Agent Comments



3a Robinson St CROYDON 3136 (REI)

3 2 2

Price: $990,000
Method: Auction Sale
Date: 04/06/2022
Property Type: House (Res)

Agent Comments



3/15 Collett Av RINGWOOD 3134 (REI)

3 2 2

Price: $965,000
Method: Private Sale
Date: 07/06/2022
Property Type: House (Res)
Land Size: 181 sqm approx

Agent Comments

Account - Hoskins | P: 98747677, 9722 9755

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