

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

1/4 Munro Street, Ringwood Vic 3134

Indicative selling price

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

Range between \$580,000 & \$620,000

Median sale price

| | | | | | |
|---------------|--|---------------|--|--------|---|
| Median price | \$620,000 | Property Type | Unit | Suburb | Ringwood |
| Period - From | 13/01/2025 | to | 12/01/2026 | Source | Property Data |

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 | 3/11 Barkly St RINGWOOD 3134 | \$620,000 | 03/12/2025 |
| 2 | 3/18 Andrew St RINGWOOD 3134 | \$610,000 | 25/09/2025 |
| 3 | 1/10 Wildwood Gr RINGWOOD 3134 | \$625,050 | 14/08/2025 |

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:

13/01/2026 14:52



Property Type: Unit

Land Size: 126 sqm approx

[Agent Comments](#)

Indicative Selling Price

\$580,000 - \$620,000

Median Unit Price

13/01/2025 - 12/01/2026: \$620,000

Munro St



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Comparable Properties



3/11 Barkly St RINGWOOD 3134 (REI/VG)



Price: \$620,000

Method: Private Sale

Date: 03/12/2025

Property Type: Unit

Land Size: 137 sqm approx

[Agent Comments](#)



3/18 Andrew St RINGWOOD 3134 (REI/VG)



Price: \$610,000

Method: Private Sale

Date: 25/09/2025

Property Type: Unit

[Agent Comments](#)



1/10 Wildwood Gr RINGWOOD 3134 (REI/VG)



Price: \$625,050

Method: Private Sale

Date: 14/08/2025

Property Type: Unit

Land Size: 169 sqm approx

[Agent Comments](#)

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