

# 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 8/33 Arlington 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)

Range between \$680,000 & \$710,000

### Median sale price

Median price \$880,000 Property Type Townhouse Suburb Ringwood

Period - From 27/05/2025 to 26/05/2026 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	10/270 Canterbury Rd HEATHMONT 3135	\$705,000	26/02/2026
2	9/33 Arlington St RINGWOOD 3134	\$735,000	23/02/2026
3	6/27 Pitt St RINGWOOD 3134	\$705,000	16/01/2026

**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: 27/05/2026 18:25



2 1 1

**Property Type:** Townhouse

**Agent Comments**

**Indicative Selling Price**

\$680,000 - \$710,000

**Median Townhouse Price**

27/05/2025 - 26/05/2026: \$880,000

## Comparable Properties



**10/270 Canterbury Rd HEATHMONT 3135 (REI/VG)**

**Agent Comments**

2 1 1

**Price:** \$705,000

**Method:** Private Sale

**Date:** 26/02/2026

**Property Type:** Townhouse (Single)



**9/33 Arlington St RINGWOOD 3134 (REI/VG)**

**Agent Comments**

2 1 1

**Price:** \$735,000

**Method:** Private Sale

**Date:** 23/02/2026

**Property Type:** Townhouse (Single)

**Land Size:** 156 sqm approx



**6/27 Pitt St RINGWOOD 3134 (REI/VG)**

**Agent Comments**

2 2 1

**Price:** \$705,000

**Method:** Private Sale

**Date:** 16/01/2026

**Property Type:** Townhouse (Single)

**Account - Barry Plant | P: 03 9722 7166**