

STATEMENT OF INFORMATION

FOR SINGLE RESIDENTIAL PROPERTY LOCATED WITHIN OR
OUTSIDE THE MELBOURNE METROPOLITAN AREA

Sections 47AF of the Estate Agents Act 1980

PROPERTY OFFERED FOR SALE

2 McMahon Court, Ringwood North, VIC 3134

INDICATIVE SELLING PRICE

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

Range Between \$1,050,000 & \$1,150,000

MEDIAN SALE PRICE

Median price \$927,500 | House | Ringwood North (3134)

Period - From 1 October 2016 to 30 September 2017 | Source - RP DATA

COMPARABLE PROPERTY SALES

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
32 HERON CT, RINGWOOD NORTH VIC 3134	\$1,050,000	09/09/2017
14 MCMAHON CT, RINGWOOD NORTH VIC 3134	\$1,158,000	28/09/2017
12 THE SUMMIT, RINGWOOD NORTH VIC 3134	\$1,085,000	27/05/2017