

# 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&2/4 BEDFORD ROAD RINGWOOD VIC 3134

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting) (\*Delete single price or range as applicable)

Single Price

\$1,850,000

or range  
between

&

### Median sale price

(\*Delete house or unit as applicable)

Median Price

Property type

Suburb

Ringwood

Period-from

01 Jul 2024

to

30 Jun 2025

Source

Cotality

### 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 6 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

15-17 MORINDA STREET RINGWOOD EAST VIC 3135	\$2,500,000	21-Mar-25

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 6 months.

This Statement of Information was prepared on: 22 July 2025



15-17 MORINDA STREET  
 RINGWOOD EAST VIC 3135

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Sold Price      \$2,500,000    Sold Date    21-Mar-25

Distance      2.49km

RS = Recent sale      UN = Undisclosed Sale

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