

## 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

28 RINGAROOMA DRIVE TRUGANINA VIC 3029

### Indicative selling price

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

Single Price

or range  
between

\$799,000

&

\$869,000

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$650,000

Property type

House

Suburb

Truganina

Period-from

01 Jun 2024

to

31 May 2025

Source

Corelogic

### 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

6 FINDERS CIRCUIT TRUGANINA VIC 3029	\$900,000	29-Jan-25
21 HORSETAIL AVENUE TRUGANINA VIC 3029	\$820,000	03-Jan-25
44 EUROPE STREET TRUGANINA VIC 3029	\$830,000	05-Apr-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: 11 June 2025



## 6 FINDERS CIRCUIT TRUGANINA VIC 3029

4 2 2

Sold Price

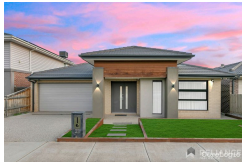
**\$900,000**

Sold Date

**29-Jan-25**

Distance

**0.68km**



## 21 HORSETAIL AVENUE TRUGANINA VIC 3029

4 2 2

Sold Price

**\$820,000**

Sold Date

**03-Jan-25**

Distance

**0.69km**



## 44 EUROPE STREET TRUGANINA VIC 3029

4 2 2

Sold Price

<sup>RS</sup> **\$830,000**

Sold Date

**05-Apr-25**

Distance

**1.28km**



## 20 ISHALANA STREET TRUGANINA VIC 3029

4 2 2

Sold Price

**\$895,000**

Sold Date

**11-Dec-24**

Distance

**1.86km**

RS = Recent sale

UN = Undisclosed Sale

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