

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

15 Kenwood Crescent, Ringwood Vic 3134

Indicative selling price

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

Range between \$1,000,000 & \$1,100,000

Median sale price

Median price \$1,072,500 Property Type House Suburb Ringwood

Period - From 01/10/2025 to 31/12/2025 Source REIV

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	4 Jacynthe Ct RINGWOOD 3134	\$1,080,000	05/02/2026
2	13 Hendra Gr RINGWOOD 3134	\$1,060,000	13/12/2025
3	5 Lilian Pde RINGWOOD 3134	\$1,058,800	24/11/2025

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:

02/03/2026 13:59

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Indicative Selling Price

\$1,000,000 - \$1,100,000

Median House Price

December quarter 2025: \$1,072,500



 5  2  3

Property Type: House

Land Size: 666 sqm approx

Agent Comments

Comparable Properties



4 Jacynthe Ct RINGWOOD 3134 (REI)

Agent Comments

 4  2  2

Price: \$1,080,000

Method: Private Sale

Date: 05/02/2026

Property Type: House

Land Size: 819 sqm approx



13 Hendra Gr RINGWOOD 3134 (REI/VG)

Agent Comments

 7  3  3

Price: \$1,060,000

Method: Private Sale

Date: 13/12/2025

Property Type: House (Res)

Land Size: 838 sqm approx



5 Lilian Pde RINGWOOD 3134 (REI/VG)

Agent Comments

 3  2  2

Price: \$1,058,800

Method: Sold Before Auction

Date: 24/11/2025

Property Type: House (Res)

Land Size: 654 sqm approx

Account - Jellis Craig | P: 03 9870 6211