

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 2/24 Kemps Street, Ringwood East Vic 3135

Indicative selling price

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

Range between \$740,000 & \$790,000

Median sale price

Median price \$738,900 Property Type Unit Suburb Ringwood East

Period - From 01/04/2025 to 31/03/2026 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	1/21 Beaufort Rd CROYDON 3136	\$740,000	07/03/2026
2	2/14 Wenwood St RINGWOOD EAST 3135	\$790,000	04/12/2025
3	2/26-28 Rosedale Cr RINGWOOD EAST 3135	\$725,000	13/11/2025

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.~~

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Indicative Selling Price

\$740,000 - \$790,000

Median Unit Price

Year ending March 2026: \$738,900



 2  1  2

Property Type: Unit

Land Size: 372 sqm approx

Agent Comments

Comparable Properties



1/21 Beaufort Rd CROYDON 3136 (REI/VG)

Agent Comments

 2  1  1

Price: \$740,000

Method: Private Sale

Date: 07/03/2026

Property Type: House

Land Size: 193 sqm approx



2/14 Wenwood St RINGWOOD EAST 3135 (REI/VG)

Agent Comments

 2  1  1

Price: \$790,000

Method: Private Sale

Date: 04/12/2025

Property Type: Unit

Land Size: 175 sqm approx



2/26-28 Rosedale Cr RINGWOOD EAST 3135 (REI)

Agent Comments

 2  1  2

Price: \$725,000

Method: Private Sale

Date: 13/11/2025

Property Type: House (Res)

Account - Jellis Craig | P: 03 9870 6211