

## 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

48 KEMPS STREET RINGWOOD EAST VIC 3135

### 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

or range  
between

\$1,150,000

&

\$1,250,000

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$1,050,000

Property type

House

Suburb

Ringwood East

Period-from

01 Dec 2024

to

30 Nov 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

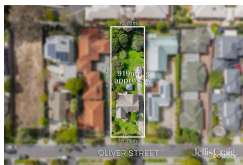
Date of sale

|                                    |             |           |
|------------------------------------|-------------|-----------|
| 14 OLIVER STREET RINGWOOD VIC 3134 | \$1,175,000 | 25-Oct-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: 24 December 2025



**14 OLIVER STREET RINGWOOD  
VIC 3134**

 3  2  1

Sold Price <sup>RS</sup> **\$1,175,000** Sold Date **25-Oct-25**

Distance **1.55km**

**RS** = Recent sale      **UN** = Undisclosed Sale

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