

## Statement of Information

Single residential property located outside the Melbourne metropolitan area

### Property offered for sale

Address  
Including suburb or  
locality and postcode

10 Lorikeet Close, Leopold

### 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 \$750,000 & \$790,000

### Median sale price

Median price \$675,000 Property type Residential house Suburb Leopold

Period - From Sept 2023 to Aug 2024 Source Realestate.com.au

### Comparable property sales

A\* These are the three properties sold within five kilometres of the property for sale in the last 18 months that the estate agent or agent's representative considers to be most comparable to the property for sale.

1.	1 Moondara Court, Leopold	\$750,000	20.02.2024
2.	62 Hoddle Drive, Leopold	\$780,000	11.04.2024
3.	9 Bisinella Court, Leopold	\$800,000	20.03.2024

This Statement of Information was prepared on: 13 September.2024