

# Statement of Information

Single residential property located outside the Melbourne metropolitan area

## Property offered for sale

Address  
Including suburb or  
locality and postcode

46B Trumper Crescent, 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 \$575,000

&

\$625,000

## Median sale price

Median price \$680,000

Property type

Residential house

Suburb

Leopold

Period - From Nov 2022

to

Oct 2023

Source

Realestate.com.au

## Comparable property sales (\*Delete A or B below as applicable)

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.	12 Moss Road, Leopold	\$600,000	12 Sep 2023
2.	5 Parkfront Drive, Leopold	\$620,000	20 June 2023
3.	10 Barney Grove, Leopold	\$595,000	25 Jul 2023

This Statement of Information was prepared on: 15.11.23