

Statement of Information

Single residential property located outside the Melbourne metropolitan area

Property offered for sale

Address
Including suburb or
locality and postcode

21 Sandridge Street, Leopold

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Single price \$685,000

or range between

&

Median sale price

Median price \$680,000

Property type

Residential house

Suburb

Leopold

Period - From March 2023

to

Feb 2024

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.	72 Pollard Drive, Leopold	\$682,500	06.02.2024
2.	14 Lochlan Court, Leopold	\$675,000	22.12.2023
3.	24 Tidal Street, Leopold	\$680,000	05.09.2023

This Statement of Information was prepared on: 4.03.2024