

## Statement of Information

Single residential property located outside the Melbourne metropolitan area

### Property offered for sale

Address  
Including suburb or  
locality and postcode

19 Morrow 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 \$495,000 & \$535,000

### Median sale price

Median price \$512,325 Property type Residential House Suburb Leopold

Period - From March 2019 to March 2020 Source RP DATA

### 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.

Address of comparable property	Price	Date of sale
1 16 Timberland Street, Leopold	\$510,000	03 Apr 2020
2 29 Estuary Blvd, Leopold	\$507,000	30 March 2020
3 30 Shoaling Drive, Leopold	\$520,000	12 March 2020

This Statement of Information was prepared on: 17 April 2020