

Statement of Information

Single residential property located outside the Melbourne metropolitan area

Property offered for sale

Address
Including suburb or
locality and postcode

24 Heytesbury Drive, 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 \$* or range between \$750,000 & \$800,000

Median sale price

Median price \$715,000

Property type

Residential house

Suburb

Leopold

Period - From Oct 2021

to

Oct 2022

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.	15 Maddison Court, Leopold	\$805,000	22 Dec 2022
2.	2 Moondara Court, Leopold	\$800,000	10 Aug 2022
3.	26 Village Green Drive, Leopold	\$775,000	11 Apr 2022

This Statement of Information was prepared on: 15/02/2023