

Statement of Information

Single residential property located outside the Melbourne metropolitan area

Property offered for sale

Address
Including suburb or
locality and postcode

33 Warrawee Road, 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 \$540,000 & \$570,000

Median sale price

Median price \$512,000 Property type Residential House Suburb Leopold

Period - From to 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 43 Pickworth Drive, Leopold	\$570,000	01 Feb 2020
2 45 Allanvale Ave., Leopold	\$557,000	01 Feb 2020
3 42 Rebecca Drive, Leopold	\$550,000	09 Jan 2020

This Statement of Information was prepared on: 10 March 2020