

Statement of Information

Single residential property located outside the Melbourne metropolitan area

Property offered for sale

Address
Including suburb or
locality and postcode

15 Falkirk Place, 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 \$595,000 & \$650,000

Median sale price

Median price \$535,000 Property type Residential House Suburb Leopold

Period - From March 2020 to March 2021 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.

Address of comparable property	Price	Date of sale
1. 12 Farmland Lane, Leopold	\$617,500	01 April 2021
2. 16 Highland Way, Leopold	\$623,000	09 Mar 2021
3. 23-25 Ebbtide Drive, Leopold	\$620,000	19 Mar 2021

This Statement of Information was prepared on: 21/04/2021