

Statement of Information

Single residential property located outside the Melbourne metropolitan area

Property offered for sale										
		26 Recreation Drive Leopold								
Indicative se	lling pr	ice								
For the meaning of this price see consumer.vic.gov.au/underquoting										
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Single price		\$		C	or range between		\$730,000		&	\$770,000
Median sale price										
Median price	\$668,500 Pro			Prope	perty type Resident		tial House	Suburb	Leopold	
Period - From	Oct 2024	4 to	Se	ept 202	25	Source	Realestate.	com.au		

Comparable property sales

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
70 Trumper Crescent Leopold	\$800,000	21/10/2025
34 Fairvista Avenue Leopold	\$765,000	17/10/2025
35 Spectacle Way Leopold	\$755,000	17/08/2025

This Statement of Information was prepared on:	31/10/2025
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