

## Statement of Information

Single residential property located outside the Melbourne metropolitan area

### Property offered for sale

Address  
Including suburb or  
locality and postcode

2 FARMLAND LANE 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

\$475,000

&

\$500,000

### Median sale price

Median price

\$520,000

Property type

House

Suburb

Leopold

Period - From

June 2019

to

June 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
31 Grassland Grove, Leopold	\$510,000	27/06/2019
18 Grassland Grove, Leopold	\$472,500	09/06/2020
3 Saxbee Way Leopold	\$500,000	22/10/2019

This Statement of Information was prepared on: 1<sup>st</sup> July 2020