HAYDEN

• EST. 1928 •

Statement of Information

Single residential property located outside the Melbourne metropolitan area

Property offered for sale

Address (including suburb or locality and postcode): 3 Karumba Court 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: $450,000 | & $495,000

Median sale price

(*Delete house or unit as applicable)

Median price: 390,000 | *House: X | *Unit: | Suburb or locality: Leopold

Period - From: 01/09/16 | to: 25/09/17 | Source: RP Data -Corelogic

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
5 Alida Court Leopold	495,000	12/05/17
24 Highland Way Leopold	462,000	19/07/17
97 Northview Drive Leopold	480,000	14/07/17

CONSUMER AFFAIRS VICTORIA