

# RT Edgar

## STATEMENT OF INFORMATION

### Property offered for sale

17 Melissa Court, Leopold, VIC 3224

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Single price \$ **OR** Range between \$ 425,000 & \$ 455,000

### Suburb house median sale price

Median price \$ 505,000 Property Type House Suburb Leopold  
Period - From April 2019 to June 2019 Source REIV

### Comparable property sales

A. These are the three properties sold within five kilometres of the property for sale in the last eighteen months that RT Edgar Bellarine estate agent and Andrew Biggs consider to be most comparable to the property for sale.

Address of comparable property	Price	Date of sale
1	\$	
2	\$	
3	\$	

OR

B. RT Edgar Bellarine estate agent and Andrew Biggs reasonably believe that fewer than three comparable properties were sold within five kilometres of the property for sale in the last eighteen months.

**This Statement of Information was prepared on 16/09/2019**