

STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980

Property offered for sale

26 THE COURT

Indicative selling price

\$680,000 - \$740,000

Median selling price

Median

\$665,000

Property
type

HOUSE

Suburb

LEOPOLD

Period
From

1 SEPTEMBER
2025

To

2 DECEMBER
2025

Source

PRICEFINDER

Comparable property sales

89 KENSINGTON RD, LEOPOLD, VIC 3224

*\$760,000

31/10/2025

4 WARRAWEE RD, LEOPOLD, VIC 3224

\$750,000

14/10/2025

8 SARAH CRT, LEOPOLD, VIC 3224

\$740,000

10/10/2025

OCEAN X
PROPERTY

03/12/2025



89 Kensington Rd

642m²

Sold October 2025

\$760,000



4 Warrawee Rd

651m²

Sold October 2025

\$750,000



8 Sarah Court

652m²

Sold October 2025

\$740,000