

# Statement of Information

## Single residential property located outside the Melbourne metropolitan area

### Section 47AF of the Estate Agents Act 1980

#### Property offered for sale

Address Including suburb or locality and postcode lot 2/1150 Great Ocean Road, Apollo Bay Vic 3233

#### Indicative selling price

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

Single price \$485,000

#### Median sale price

Median price \$588,250 House X Unit Suburb or locality Apollo Bay

Period - From 01/07/2018 to 30/09/2018 Source REIV

#### 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 eighteen 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
1		
2		
3		

OR

~~B\* The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within five kilometres of the property for sale in the last eighteen months.~~

lot 2/1150 Great Ocean Road, Apollo Bay Vic 3233

greatoceanproperties

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**Indicative Selling Price**

\$485,000

**Median House Price**

September quarter 2018: \$588,250



**Rooms:**

**Property Type:**

**Agent Comments**

## Comparable Properties

80 Alice Ct APOLLO BAY 3233 (VG)

Agent Comments



**Price:** \$430,000

**Method:** Sale

**Date:** 28/02/2018

**Rooms:** -

**Property Type:** Hobby Farm < 20 ha (Rur)

**Land Size:** 65780 sqm approx

The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within five kilometres of the property for sale in the last eighteen months.