

Statement of Information

Prepared on: 19.02.18

Sections 47AF of the Estate Agents Act 1980

Property offered for sale

Address Including suburb or locality and postcode

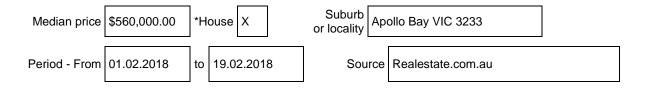
9 DIANA STREET APOLLO BAY VIC 3233

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting

Price Range \$780,000 to \$850,000.00

Median sale price



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 |
|---------------------------------|--------------|--------------|
| 1. 18A Casino Avenue Apollo Bay | \$752,000.00 | 13.11.2017 |
| 2. 1-3 Diana Street Apollo Bay | \$825,000.00 | 22.11.2017 |
| 3. 60C Pascoe Street Apollo Bay | \$760,000.00 | 14.12.2016 |