

## 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

1/12 Thomson Street, 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

\$525,000

#### Median sale price

Median price

\$555,000

House

X

Unit

Suburb or locality

Apollo Bay

Period - From

01/07/2017

to

30/09/2017

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	36 Murray St APOLLO BAY 3233	\$542,000	24/07/2017
2	19 Banksia Ct APOLLO BAY 3233	\$515,000	08/07/2017
3	8 Telford St MARENGO 3233	\$490,000	17/05/2017

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.

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**Indicative Selling Price**

\$525,000

**Median House Price**

September quarter 2017: \$555,000



4 2 1

**Rooms:** 9

**Property Type:** House (Res)

**Land Size:** 470 sqm approx

Agent Comments

## Comparable Properties



**36 Murray St APOLLO BAY 3233 (REI)**

Agent Comments

4 2 2

**Price:** \$542,000

**Method:** Private Sale

**Date:** 24/07/2017

**Rooms:** -

**Property Type:** House

**19 Banksia Ct APOLLO BAY 3233 (VG)**

Agent Comments

3 - -

**Price:** \$515,000

**Method:** Sale

**Date:** 08/07/2017

**Rooms:** -

**Property Type:** Res Investment - Holiday  
Accommodation

**Land Size:** 647 sqm approx



**8 Telford St MARENGO 3233 (VG)**

Agent Comments

4 - -

**Price:** \$490,000

**Method:** Sale

**Date:** 17/05/2017

**Rooms:** -

**Property Type:** House (Res)

**Land Size:** 1629 sqm approx