

# 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

1/33 Cawood 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)

Range price

\$650,000 to  
\$700,000

### Median sale price

Median price \$905,000.00 Property type House Suburb Apollo Bay VIC 3233

Period - From 18.03.2024 to 18.03.2025 Source Realestate.com.au

### Comparable property sales

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. 1A/29 Murray Street Apollo Bay	\$670,000	07.11.2024
2. 2/33 Cawood Street Apollo Bay	\$770,000	22.05.2024
3. 1/9 Montrose Avenue Apollo Bay	\$740,000	05.09.2024

This Statement of Information was prepared on: 18.03.2025