

Statement of Information

Single residential property located in the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

Property offered for sale

Address Including suburb and postcode	161 Great Ocean Road Apollo Bay, 3233
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Indicative selling price

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

Range between	\$2,200,000 & \$2,400,000
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Median sale price

Median price	\$410,000	Property Type	VACANT LAND	Suburb	APOLLO BAY 3233
Period - From	01-Sep-2025	to	01-Nov-2025	Source	Pricefinder

Comparable property sales

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

This statement of information was prepared on 11-Nov-2025 at 12:02:55 PM AEDT