

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

10 Pascoe Street, Apollo Bay Vic 3233

Indicative selling price

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

Single price

\$750,000

Median sale price

Median price

\$643,000

House

X

Unit

Suburb or locality

Apollo Bay

Period - From

01/04/2018

to

30/06/2018

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	7 Pascoe St APOLLO BAY 3233	\$800,000	17/11/2017
2	9 Pascoe St APOLLO BAY 3233	\$680,000	27/05/2017
3	26 Nelson St APOLLO BAY 3233	\$660,000	12/12/2017

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.



Rooms:

Property Type:

Agent Comments

Comparable Properties



7 Pascoe St APOLLO BAY 3233 (REI/VG)

Agent Comments



Price: \$800,000

Method: Private Sale

Date: 17/11/2017

Rooms: 5

Property Type: House

Land Size: 1857 sqm approx



9 Pascoe St APOLLO BAY 3233 (VG)

Agent Comments



Price: \$680,000

Method: Sale

Date: 27/05/2017

Rooms: -

Property Type: House (Res)

Land Size: 1520 sqm approx



26 Nelson St APOLLO BAY 3233 (REI/VG)

Agent Comments



Price: \$660,000

Method: Private Sale

Date: 12/12/2017

Rooms: 6

Property Type: House

Land Size: 1250 sqm approx