

Statement of Information

Single residential property located outside the Melbourne metropolitan area
Section 47AF of the *Estate Agents Act 1980*



Property offered for sale

Street: 3 / 3-4 Nizam Quay

Suburb: APOLLO BAY

State: VIC

Postcode: 3233

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Single price: \$ 590,000

OR

Range between: \$ & \$

Median sale price

Median price: \$ 797,500

Property type: House

Suburb: APOLLO BAY

Period - From: 01 / 09 / 2025 to: 31 / 08 / 2026 Source: realestate.com.au

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 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 2, 25 Thomson Street APOLLO BAY	\$ 599,000	15 / 01 / 2026
2 8, 49 Pascoe Street APOLLO BAY	\$ 585,000	16 / 09 / 2025
3 3, 49 Pascoe Street APOLLO BAY	\$ 605,000	17 / 09 / 2025

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 18 months.

This Statement of Information was prepared on: 28 September 2026