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 and postcode	1/11 Richmond Crescent, Geelong VIC 3220

Indicative selling price

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

Range between $699,000 & $739,000

Median sale price

Median price $647,500 Property Type Unit Suburb Geelong

Period - From 01/06/2025 to 30/11/2025 Source Cotality™

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 agents representative considers to be most comparable to the property for sale

Address of comparable property	Price	Date of sale
8 Merchant Place Geelong VIC 3220	$775,000	23/07/2025
29-31 Clarke Street Newtown VIC 3220	$700,000	30/06/2025
83 Normanby Street East Geelong VIC 3219	$680,000	29/10/2025

This Statement of Information was prepared on: 01/12/2025