



## Statement of Information

Sections 47AF of the Estate Agents Act 1980

40 High Street,  
ROCHESTER 3561

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

**Single price \$85,000**

### Median sale price

Median **House** for **ROCHESTER** for period **Jun 2016 - Jun 2017**

Sourced from **Pricefinder**.

**\$95,000**

### Comparable property sales

These are the three properties sold within five kilo metres of the property for sale in the last 18 months that the estate agent or agent's representative considers to be the most comparable to the property for sale.

**31 Kerford Street,**  
Rochester 3561

Price **\$100,000** Sold 25  
November 2016

**32 High Street,**  
Rochester 3561

Price **\$100,000** Sold 01  
February 2017

**32 Baynes Street,**  
Rochester 3561

Price **\$80,000** Sold 30 June  
2016

### Additional Information

Indicative selling price, median house price for the suburb and comparable sales information has been provided by the agent in compliance with Estate Agents Act 1980. This information was sourced from Pricefinder.

House

### Ray White Rochester

15 Gillies Street,  
Rochester VIC 3561

### Contact agents



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**RayWhite**