

STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



7/29 MACKAY STREET, ROCHESTER, VIC  2  1  1

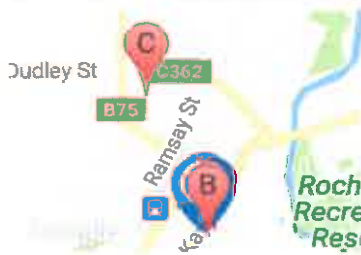
Indicative Selling Price

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

\$200,000 to \$215,000

Provided by: Phil White, Professionals Bendigo

SUBURB MEDIAN



ROCHESTER, VIC, 3561

Suburb Median Sale Price (Unit)

01 April 2016 to 31 March 2017

Provided by:  pricefinder

COMPARABLE PROPERTIES

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.



3/29 MACKAY ST, ROCHESTER, VIC 3561  2  1  1

Sale Price

\$190,000

Sale Date: 01/07/2015

Distance from Property: 38m



6/29 MACKAY ST, ROCHESTER, VIC 3561  2  1  1

Sale Price

\$190,000

Sale Date: 27/05/2015

Distance from Property: 15m



4/14 VICTORIA ST, ROCHESTER, VIC 3561  2  1  1

Sale Price

\$197,500

Sale Date: 22/03/2016

Distance from Property: 571m



This report has been compiled on 18/05/2017 by Professionals Bendigo. Property Data Solutions Pty Ltd 2017 - www.pricefinder.com.au

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Statement of Information

Single residential property located outside the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode

7/29 MACKAY STREET, ROCHESTER, VIC 3561

Indicative selling price

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

Single Price / Range

\$200,000 to \$215,000

Median sale price

Median price

NOT AVAILABLE

House

Unit

X

Suburb

ROCHESTER

Period

01 April 2016 to 31 March 2017

Source

pricefinder

27/5/2015 to 22/3/2016
DUE TO LACK OF SALES MORE RECENTLY.

Comparable property sales

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
3/29 MACKAY ST, ROCHESTER, VIC 3561	\$190,000	01/07/2015
6/29 MACKAY ST, ROCHESTER, VIC 3561	\$190,000	27/05/2015
4/14 VICTORIA ST, ROCHESTER, VIC 3561	\$197,500	22/03/2016