

Statement of Information

Section 47AF of the Estate Agents Act 1980

Property offered for sale
**111 Baynes Street,
ROCHESTER 3561**

Indicative selling price

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

Range \$190,000 - \$195,000

Median sale price

Median **House** for **ROCHESTER** for period **Oct 2017 - Sep 2018**

Sourced from **PriceFinder**.

\$22,000

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 the most comparable to the property for sale.

**82 Victoria Street,
Rochester 3561**

Price \$180,000 Sold 26
September 2018

**29 Hopetoun Street,
Rochester 3561**

Price \$190,000 Sold 31 May
2018

**2 Cohen Street,
Rochester 3561**

Price \$103,500 Sold 04 July
2018

This Statement of Information was prepared on 16th Sep 2019

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

1 beds

1 baths


Ray White Rural Rochester

15 Gillies Street,
Rochester VIC 3561

Contact agents

 **Ken Oliver**
Ray White

(04) 1730 3761
0417 303 761
ken.oliver@raywhite.com

 **Rob Hosking**
Ray White

0428 300 056
rob.hosking@raywhite.com

RayWhite