



## Statement of Information

Sections 47AF of the Estate Agents Act 1980

# 8 Campaspe Street, ROCHESTER 3561

House



3 beds



1 baths

### Indicative selling price

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

**Range \$250,000 - \$270,000**

### Median sale price

Median **House** for **ROCHESTER** for period **Apr 2017 - Mar 2018**

Sourced from **Pricefinder**.

**\$230,000**

### Comparable property sales

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

**43 Francis,**  
Rochester 3561

Price **\$236,000** Sold 31  
January 2018

**37 Diggora,**  
Rochester 3561

Price **\$330,000** Sold 12  
January 2018

**59 Cohen,**  
Rochester 3561

Price **\$195,000** Sold 20  
December 2017

### 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.

### Ray White Rural Rochester

15 Gillies Street,  
Rochester VIC 3561

### Contact agents



**Luke Ryan**  
Ray White

0438 841 127  
[luke.ryan@raywhite.com](mailto:luke.ryan@raywhite.com)

**RayWhite**