



Seller Disclosure Addendum for Showings & Offer Submission

Seller(s) Name: Van Zeilen Real Estate LLC
 Listing Broker: HF SIR Listing Agent: Robert Piazza Palotto
 Property: 1367 W Ridge Rd, Rochester, NY 14615

Pursuant to Real Property Law §442-H, real estate brokers are required to disclose their standard operating policy relative to purchasers of real estate. While Listing Broker does not require identification or proof of financing/funds prior to showings or offers, Sellers may require them.

Please be advised that prior to a private showing of Seller's Property, Seller:

☐ Requires ☒ Does not require Prospective buyer clients to show identification
☐ Requires ☒ Does not require Prospective buyer clients to provide pre-approval for a mortgage loan/proof of funds

(If Seller requires any of the above, Seller acknowledges that this requirement does not apply to public open houses)

Please be advised that for inclusion with purchase offers on Seller's Property, Seller:

☐ Requires ☒ Does not require Prospective buyer to provide identification
☒ Requires ☐ Does not require Prospective buyer to provide pre-approval for a mortgage loan/proof of funds

Seller:  Van Zeilen Real Estate LLC Date: 04/09/25

Seller: _____ Date: _____

Listing Agent:  Robert Piazza Palotto Date: 04/10/25