

Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode

1301/828 WHITEHORSE ROAD BOX HILL VIC 3128

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Single Price

or range
between

\$480,000

&

\$520,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$598,700

Property type

Unit

Suburb

Box Hill

Period-from

01 Apr 2024

to

31 Mar 2025

Source

Corelogic

Comparable property sales (*Delete A or B below as applicable)

A* These are the three properties sold within two kilometres of the property for sale in the last 6 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

11/98-100 CARRINGTON ROAD BOX HILL VIC 3128	\$500,000	17-Nov-24
302/19 IRVING AVENUE BOX HILL VIC 3128	\$520,000	14-Mar-24
205/81 THAMES STREET BOX HILL VIC 3128	\$517,000	07-Feb-25

OR

B* The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within two kilometres of the property for sale in the last 6 months.

This Statement of Information was prepared on: 14 April 2025

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**11/98-100 CARRINGTON ROAD
BOX HILL VIC 3128**

 2  2  1

Sold Price **\$500,000** Sold Date **17-Nov-24**

Distance **0.23km**



**302/19 IRVING AVENUE BOX HILL
VIC 3128**

 2  2  1

Sold Price **\$520,000** Sold Date **14-Mar-24**

Distance **0.38km**



**205/81 THAMES STREET BOX HILL
VIC 3128**

 2  2  1

Sold Price **\$517,000** Sold Date **07-Feb-25**

Distance **0.62km**

RS = Recent sale **UN** = Undisclosed Sale

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