

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

3/20 ASHTED 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

\$260,000

&

\$280,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$530,000

Property type

Unit

Suburb

Box Hill

Period-from

01 Mar 2021

to

28 Feb 2022

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

16/20-22 OXFORD STREET BOX HILL VIC 3128	\$284,000	22-Dec-21
17/1 BISHOP STREET BOX HILL VIC 3128	\$330,000	23-Oct-21

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: 23 March 2022


16/20-22 OXFORD STREET BOX HILL VIC 3128

Sold Price

\$284,000

Sold Date

22-Dec-21


Distance

0.46km

17/1 BISHOP STREET BOX HILL VIC 3128

Sold Price

\$330,000

Sold Date

23-Oct-21


Distance

0.63km
RS = Recent sale

UN = Undisclosed Sale

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