

# 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 1812, 826 Whitehorse Road, Box Hill VIC 3128

### Indicative selling price

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

Single price \$638,600

### Median sale price

Median price \$600,125

Property type *Apartment*

Suburb Box hill

Period - From 1 Jul 2019

to

30 Jun 2020

Source REIV

### Comparable property sales

These are the three properties sold within two kilometres of the property for sale in the last six 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
407/1 Watts Street, Box Hill 3128	\$572,500	20 Jun 2020
407/12-14 Nelson Road, Box Hill 3128	\$625,000	17 Mar 2020
Level 27/ 545 Station Street, Box Hill 3128	\$663,000	13 Aug 2020

This Statement of Information was prepared on: 25/08/2020