

# 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

207/15-21 Harrow Street, 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)

Range between

\$410,000

&

\$450,000

### Median sale price

Median price

\$560,000

Property Type

Unit

Suburb

Box Hill

Period - From

11/10/2024

to

10/04/2025

Source

pdol

### 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 six months that the estate agent or agents representative considers to be most comparable to the property for sale

Address of comparable property	Price	Date of sale
213/15-21 Harrow St, Box Hill Vic	\$412,000	02/04/2025
702/1 Elland Av, Box Hill Vic	\$450,000	09/01/2025
315/15-21 Harrow St, Box Hill Vic	\$412,000	29/11/2024

This Statement of Information was prepared on:

11/04/2025