

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

6/30 Ashted Road, Box Hill Vic 3128

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting

Range between \$490,000

&

\$530,000

Median sale price

Median price \$517,000

Property Type Unit

Suburb Box Hill

Period - From 13/04/2021

to

12/04/2022

Source REIV

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 agent's representative considers to be most comparable to the property for sale.

	Address of comparable property	Price	Date of sale
1	1812/828 Whitehorse Rd, Box Hill, Vic 3128, Australia	\$558,000	01/02/2022
2	G04/1-3 Ashted Rd BOX HILL 3128	\$555,000	02/03/2022
3	2/33 Albion Rd BOX HILL 3128	\$537,000	18/03/2022

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 six months.~~

This Statement of Information was prepared on:

13/04/2022 13:44

6/30 Ashted Road, Box Hill Vic 3128



Jeff Anderson
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Indicative Selling Price
\$490,000 - \$530,000

Median Unit Price

13/04/2021 - 12/04/2022: \$517,000



2 1 1

Property Type: Apartment
Agent Comments

Comparable Properties

1812/828 Whitehorse Rd, Box Hill, Vic 3128,
Australia (REI)

Agent Comments

2 - -

Price: \$558,000
Method:
Date: 01/02/2022
Property Type: Apartment



G04/1-3 Ashted Rd BOX HILL 3128 (REI)

Agent Comments

2 2 1

Price: \$555,000
Method: Private Sale
Date: 02/03/2022
Property Type: Apartment



2/33 Albion Rd BOX HILL 3128 (REI)

Agent Comments

2 1 1

Price: \$537,000
Method: Private Sale
Date: 18/03/2022
Property Type: Apartment

Account - Ross-Hunt Surrey Hills | P: (03) 9830 4044



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