

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 604/17 Arnold Street, Box Hill Vic 3128

Indicative selling price

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

Range between \$380,000 & \$395,000

Median sale price

Median price \$500,500 Property Type Unit Suburb Box Hill

Period - From 01/07/2023 to 30/06/2024 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	707B/828 Whitehorse Rd BOX HILL 3128	\$390,000	28/02/2024
2			
3			

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: 15/08/2024 13:53



 1  1  1

Property Type: Apartment
Agent Comments

Indicative Selling Price
\$380,000 - \$395,000

Median Unit Price
Year ending June 2024: \$500,500

Comparable Properties



707B/828 Whitehorse Rd BOX HILL 3128
(REI/VG)

Agent Comments

 1  1  1

Price: \$390,000
Method: Private Sale
Date: 28/02/2024
Property Type: Apartment

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.

Account - Scott Kim Real Estate Pty Ltd | P: 03 9808 0481



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