## **Statement of Information**

## Single residential property located outside the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offe	ered fo	r sale								
Address Including suburb and postcode		103/154 Elgar Road, Box Hill South, VIC 3128								
Indicative se	lling pı	rice								
For the meaning	g of this	price see	consur	mer.vic.gov.au/	underq	uoting				
Price Range	\$465	,000		&	\$480	\$480,000				
Median sale	price									
Median price	\$530	\$530,000		Property Typ	e Apa	rtment	Suburb	Box Hill (3128)		
Period - From	01/0	9/2024	to	31/08/2025	Source	REA				
Comparable	proper	ty sales	;							
В	The e	state agei	nt or ag	ent's representa	ative rea	asonably belie	eves that fev	wer than three compar	rable properties were	

sold within five kilometres of the property for sale in the last 18 months.

This Statement of Information was prepared on: 07/	10/2025



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