

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

1108A/845 WHITEHORSE ROAD BOX HILL VIC 3128

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Single Price

or range
between

\$565,000

&

\$605,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$552,500

Property type

Unit

Suburb

Box Hill

Period-from

01 Aug 2024

to

31 Jul 2025

Source

Cotality

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 6 months that the estate agent or agent's representative considers to be most comparable to the property for sale.

Address of comparable property

Price

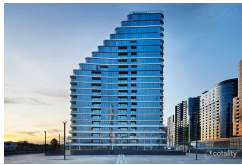
Date of sale

807/11 PROSPECT STREET BOX HILL VIC 3128	\$593,550	08-May-25
1509/545 STATION STREET BOX HILL VIC 3128	\$582,000	14-Mar-25
2009/545 STATION STREET BOX HILL VIC 3128	\$582,000	16-May-25

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 6 months.~~

This Statement of Information was prepared on: 20 August 2025



**807/11 PROSPECT STREET BOX
HILL VIC 3128**

 2  2  -

Sold Price **\$593,550** Sold Date **08-May-25**

Distance **0.22km**



**1509/545 STATION STREET BOX
HILL VIC 3128**

 2  2  1

Sold Price **\$582,000** Sold Date **14-Mar-25**

Distance **0.59km**



**2009/545 STATION STREET BOX
HILL VIC 3128**

 2  2  1

Sold Price Sold Date **16-May-25**

Distance **0.59km**

RS = Recent sale UN = Undisclosed Sale

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