

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

1402/850 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

\$500,000

&

\$550,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$598,400

Property type

Unit

Suburb

Box Hill

Period-from

01 May 2024

to

30 Apr 2025

Source

Corelogic

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

| | | |
|--|-----------|-----------|
| 801/850 WHITEHORSE ROAD BOX HILL VIC 3128 | \$508,000 | 09-Apr-25 |
| 1218/850 WHITEHORSE ROAD BOX HILL VIC 3128 | \$550,000 | 25-Apr-15 |
| 2102/850 WHITEHORSE ROAD BOX HILL VIC 3128 | \$540,000 | 10-Jan-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: 10 May 2025



801/850 WHITEHORSE ROAD BOX HILL VIC 3128 Sold Price ^{RS} **\$508,000** Sold Date **09-Apr-25**

 2  2  1

Distance **0km**



1218/850 WHITEHORSE ROAD BOX HILL VIC 3128 Sold Price **\$550,000** Sold Date **25-Apr-15**

 2  2  1

Distance **0km**



2102/850 WHITEHORSE ROAD BOX HILL VIC 3128 Sold Price **\$540,000** Sold Date **10-Jan-25**

 2  2  1

Distance **0km**

RS = Recent sale **UN** = Undisclosed Sale

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