

# 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

1719/850 Whitehorse Road, Box Hill Vic 3128

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](https://consumer.vic.gov.au/underquoting)

Single price

\$483,800

### Median sale price

Median price

\$555,000

Property Type

Unit

Suburb

Box Hill

Period - From

06/05/2024

to

05/05/2025

Source

Property Data

### 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	1423/850 Whitehorse Rd BOX HILL 3128	\$465,000	06/03/2025
2	1409/850 Whitehorse Rd BOX HILL 3128	\$468,000	31/12/2024
3	1219/850 Whitehorse Rd BOX HILL 3128	\$480,000	29/12/2024

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:

06/05/2025 14:09



2 1 1

Property Type: Apartment

Agent Comments

Car space (L5), storage (B1)

Council fees: approx. \$824 PA.  
Body corp fees: approx. \$3360 PA.

Indicative Selling Price

\$483,800

Median Unit Price

06/05/2024 - 05/05/2025: \$555,000

Comparable Properties



1423/850 Whitehorse Rd BOX HILL 3128 (REI/VG)

Agent Comments

2 1 1

Price: \$465,000

Method: Private Sale

Date: 06/03/2025

Property Type: Apartment



1409/850 Whitehorse Rd BOX HILL 3128 (REI/VG)

Agent Comments

2 1 1

Price: \$468,000

Method: Private Sale

Date: 31/12/2024

Property Type: Apartment



1219/850 Whitehorse Rd BOX HILL 3128 (VG)

Agent Comments

2 - -

Price: \$480,000

Method: Sale

Date: 29/12/2024

Property Type: Subdivided Flat - Single OYO Flat