

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

2302/850 Whitehorse Road, Box Hill Vic 3128

Indicative selling price

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

Range between \$540,000 & \$590,000

Median sale price

Median price \$575,500 Property Type Unit Suburb Box Hill

Period - From 05/06/2024 to 04/06/2025 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	2102/850 Whitehorse Rd BOX HILL 3128	\$540,000	14/01/2025
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.~~

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Property Type: Strata Unit/Flat
Agent Comments

Indicative Selling Price
\$540,000 - \$590,000
Median Unit Price
05/06/2024 - 04/06/2025: \$575,500

Comparable Properties



2102/850 Whitehorse Rd BOX HILL 3128 (REI/VG)

Agent Comments



Price: \$540,000
Method: Private Sale
Date: 14/01/2025
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.