

# 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

722/850 Whitehorse Road, Box Hill Vic 3128

### Indicative selling price

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

Range between \$475,000 & \$522,500

### Median sale price

Median price \$529,000 Property Type Unit Suburb Box Hill

Period - From 10/07/2024 to 09/07/2025 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	2302/850 Whitehorse Rd BOX HILL 3128	\$545,000	19/06/2025
2	1403/845 Whitehorse Rd BOX HILL 3128	\$470,000	26/05/2025
3	801/850 Whitehorse Rd BOX HILL 3128	\$508,000	09/04/2025

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:

10/07/2025 10:08



 2   
  1   
  1

**Property Type:** Apartment

Agent Comments

**Indicative Selling Price**

\$475,000 - \$522,500

**Median Unit Price**

10/07/2024 - 09/07/2025: \$529,000

## Comparable Properties



**2302/850 Whitehorse Rd BOX HILL 3128 (REI)**

Agent Comments

 2   
  2   
  1

**Price:** \$545,000

**Method:** Private Sale

**Date:** 19/06/2025

**Property Type:** Apartment

**1403/845 Whitehorse Rd BOX HILL 3128 (VG)**

Agent Comments

 2   
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**Price:** \$470,000

**Method:** Sale

**Date:** 26/05/2025

**Property Type:** Strata Unit/Flat



**801/850 Whitehorse Rd BOX HILL 3128 (REI/VG)**

Agent Comments

 2   
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**Price:** \$508,000

**Method:** Private Sale

**Date:** 09/04/2025

**Property Type:** Apartment