

## 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

211/710 STATION STREET 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) (\*Delete single price or range as applicable)

Single Price

\$320,000

or range  
between

&

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$550,000

Property type

Unit

Suburb

Box Hill

Period-from

01 Apr 2025

to

31 Mar 2026

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

102/710 STATION STREET BOX HILL VIC 3128	\$340,000	07-Mar-25
502/710 STATION STREET BOX HILL VIC 3128	\$325,000	09-Sep-25
112/712 STATION STREET BOX HILL VIC 3128	\$318,000	01-Jul-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: 11 April 2026



**102/710 STATION STREET BOX HILL VIC 3128**

1  
 1  
 1

Sold Price      **\$340,000**   Sold Date   **07-Mar-25**

Distance      **0km**

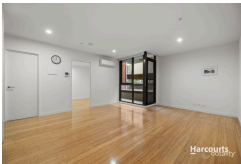


**502/710 STATION STREET BOX HILL VIC 3128**

1  
 1  
 1

Sold Price      **\$325,000**   Sold Date   **09-Sep-25**

Distance      **0km**



**112/712 STATION STREET BOX HILL VIC 3128**

1  
 1  
 1

Sold Price      **\$318,000**   Sold Date   **01-Jul-25**

Distance      **0.03km**

RS = Recent sale      UN = Undisclosed Sale

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