

STATEMENT OF INFORMATION

Single residential property located in Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

Property offered for sale

Address including suburb and postcode

54 Victoria Street, Box Hill, VIC 3128

Indicative selling price

Single Price or Range between

\$1,450,000 - \$1,550,000

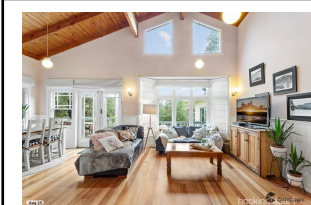
For the meaning of this price, see consumer.vic.gov.au/underquoting

Median sale price




Median Price \$1,235,000	Property Type House	Suburb BOX HILL
Period From 04/04/2019	Period To 04/10/2019	Source Core Logic

Comparable property sales

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.






**18 MERTON STREET
BOX HILL**

4  2  2 

Price \$1,500,000
Date of Sale 14/09/2019
Land 600 sqm



**7 HOWARD STREET
BOX HILL**

3  1  1 

Price \$1,550,000
Date of Sale 22/06/2019
Land 703 sqm