Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property	offered t	for sale
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Address	1619/850 Whitehorse Road, Box Hill Vic 3128
Including suburb and	
postcode	

Indicative selling price

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

Single price \$470,000

Median sale price

Median price	\$559,900	Pro	perty Type U	nit		Suburb	Box Hill
Period - From	01/07/2024	to	30/06/2025	Sc	ource	REIV	

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

Add	dress of comparable property	Price	Date of sale
1	1010/850 Whitehorse Rd BOX HILL 3128	\$451,500	15/08/2025
2	1408/850 Whitehorse Rd BOX HILL 3128	\$460,000	18/07/2025
3	1719/850 Whitehorse Rd BOX HILL 3128	\$481,500	06/07/2025

OR

B* The estate agent or agent's representative reasonably believes that fewer than three comparableproperties were sold within two kilometres of the property for sale in the last six months.

This Statement of Information was prepared on:	11/09/2025 12:11













Property Type: Apartment
Agent Comments

Indicative Selling Price \$470,000 Median Unit Price

Year ending June 2025: \$559,900

Built around 2017. Council rates approx. \$914 PA. Body Corp fees approx. \$3464 PA.

Comparable Properties



1010/850 Whitehorse Rd BOX HILL 3128 (REI)

2





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Price: \$451,500 Method: Private Sale Date: 15/08/2025

Property Type: Apartment

Agent Comments



1408/850 Whitehorse Rd BOX HILL 3128 (REI)

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Price: \$460,000 Method: Private Sale Date: 18/07/2025

Property Type: Apartment

Agent Comments



1719/850 Whitehorse Rd BOX HILL 3128 (REI)

2





Price: \$481,500 Method: Private Sale Date: 06/07/2025

Property Type: Apartment

Agent Comments

Account - The One Real Estate (AU) | P: 03 7007 5707





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