

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 5/88 Thames Street, Box Hill North, VIC 3129

Indicative selling price

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

Price Range

\$750,000

&

\$780,000

Median sale price

Median price

\$831,500

Property Type

Townhouse

Suburb

Box Hill North (3129)

Period - From

29/09/2019

to

29/09/2020

Source

Realestate

Comparable property sales

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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
4/140 THAMES STREET, BOX HILL NORTH VIC 3129	\$687,000	15/09/2020
13/916-918 CANTERBURY ROAD, BOX HILL SOUTH VIC 3128	\$645,000	27/07/2020
1/24 JAMES STREET, BOX HILL VIC 3128	\$750,000	02/07/2020

This Statement of Information was prepared on: 27/10/2020