

Statement of Information

Single residential property located in the Melbourne metropolitan area

Sections 47AF of the *Estate Agents Act 1980*

Property offered for sale

Address
Including suburb and
postcode

4/100 Thames Street, Box Hill North 3129

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Single price

\$950,000

or range between

\$ —

&

\$ —

Median sale price

Median price

\$917,500

*House

*Unit

Suburb

Box Hill North

Period - From

01/Mar/20

to

30/Mar/21

Source

realestate.com.au

Comparable property sales

~~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.~~

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.