

STATEMENT OF INFORMATION

116 CARRINGTON ROAD, BOX HILL, VIC 3128

PREPARED BY ALEX LIU, AIME REAL ESTATE, PHONE: 0435 029 008



STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



116 CARRINGTON ROAD, BOX HILL, VIC

 5  1  1

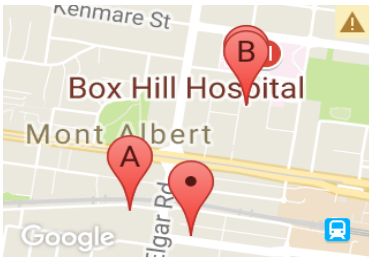
Indicative Selling Price

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

Price Range: **\$3,800,000 to \$4,000,000**

Provided by: Alex Liu, AIME Real Estate

MEDIAN SALE PRICE



BOX HILL, VIC, 3128

Suburb Median Sale Price (Vacant Land)

\$3,684,000

01 July 2016 to 30 June 2017

Provided by: 

COMPARABLE PROPERTIES

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.



72 CHURCHILL ST, MONT ALBERT, VIC 3127

 5  2  6

Sale Price

\$3,950,000

Sale Date: 12/04/2017

Distance from Property: 218m



26 WELLINGTON RD, BOX HILL, VIC 3128

 3  1  2

Sale Price

\$3,684,000

Sale Date: 28/10/2016

Distance from Property: 503m



28 WELLINGTON RD, BOX HILL, VIC 3128

 4  1  2

Sale Price

\$3,684,000

Sale Date: 28/10/2016

Distance from Property: 521m



This report has been compiled on 21/08/2017 by AIME Real Estate. Property Data Solutions Pty Ltd 2017 - www.pricefinder.com.au

© The State of Victoria. The State of Victoria owns the copyright in the Property Sales Data and reproduction of the data in any way without the consent of the State of Victoria will constitute a breach of the Copyright Act 1968 (Cth). The State of Victoria does not warrant the accuracy or completeness of the information contained in this report and any person using or relying upon such information does so on the basis that the State of Victoria accepts no responsibility or liability whatsoever for any errors, faults, defects or omissions in the information supplied.

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

116 CARRINGTON ROAD, BOX HILL, VIC 3128

Indicative selling price

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

Price Range: \$3,800,000 to \$4,000,000

Median sale price

Median price \$3,684,000

House

Unit

Suburb

BOX HILL

Period 01 July 2016 to 30 June 2017

Source



Comparable property sales

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
72 CHURCHILL ST, MONT ALBERT, VIC 3127	\$3,950,000	12/04/2017
26 WELLINGTON RD, BOX HILL, VIC 3128	\$3,684,000	28/10/2016
28 WELLINGTON RD, BOX HILL, VIC 3128	\$3,684,000	28/10/2016