

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

7 Ronald Street, Box Hill North Vic 3129

Indicative selling price

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

Range between \$1,400,000

&

\$1,500,000

Median sale price

Median price \$1,407,500

Property Type House

Suburb Box Hill North

Period - From 01/04/2025

to

31/03/2026

Source 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	Price	Date of sale
1	15 Linda Av BOX HILL NORTH 3129	\$1,400,000	10/04/2026
2	22 Grange Park Av DONCASTER 3108	\$1,510,000	02/05/2026
3			

OR

~~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.~~

This Statement of Information was prepared on:

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Indicative Selling Price

\$1,400,000 - \$1,500,000

Median House Price

Year ending March 2026: \$1,407,500



4 3 2

Property Type: House

Land Size: 780 sqm approx

Agent Comments

Comparable Properties



15 Linda Av BOX HILL NORTH 3129 (REI)

Agent Comments

4 2 2

Price: \$1,400,000

Method: Private Sale

Date: 10/04/2026

Property Type: House (Res)

Land Size: 641 sqm approx



22 Grange Park Av DONCASTER 3108 (REI)

Agent Comments

6 2 2

Price: \$1,510,000

Method: Auction Sale

Date: 02/05/2026

Property Type: House (Res)

Land Size: 794 sqm approx

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.