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	10 Morton Street, Box Hill South Vic 3128

Indicative selling price

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

Range between $1,180,000 & $1,260,000

Median sale price

Median price $1,270,000 Property Type House Suburb Box Hill South

Period - From 01/04/2026 to 30/06/2026 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	14 Little St BOX HILL SOUTH 3128	$1,260,000	07/06/2026
2	915 Canterbury Rd BOX HILL 3128	$1,300,000	09/05/2026
3	29 Hastings Av BLACKBURN SOUTH 3130	$1,250,000	02/05/2026

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: 19/08/2026 00:21

10 Morton Street, Box Hill South Vic 3128

JellisCraig



4 2 2

Property Type: House
Land Size: 542 sqm approx

Agent Comments

Indicative Selling Price
$1,180,000 - $1,260,000
Median House Price
June quarter 2026: $1,270,000

Comparable Properties



14 Little St BOX HILL SOUTH 3128 (REI/VG)

4 2 1

Price: $1,260,000
Method: Auction Sale
Date: 07/06/2026
Property Type: House (Res)
Land Size: 596 sqm approx

Agent Comments



915 Canterbury Rd BOX HILL 3128 (REI/VG)

4 2 2

Price: $1,300,000
Method: Private Sale
Date: 09/05/2026
Property Type: House
Land Size: 658 sqm approx

Agent Comments



29 Hastings Av BLACKBURN SOUTH 3130 (REI/VG)

4 1 2

Price: $1,250,000
Method: Auction Sale
Date: 02/05/2026
Property Type: House (Res)
Land Size: 746 sqm approx

Agent Comments

Account - McGrath Box Hill | P: 03 8843 0200

REIV THE DIFFERENCE | propertydata.com.au

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