

**Property offered for sale**

Address: 13 Acacia Street Box Hill

**Indicative selling price**

For the meaning of this price see <http://www.consumer.vic.gov.au/underquoting>

Range between: \$1,750,000 & \$1,925,000




**Median sale price**

Median price: \$1,785,500 House Suburb: Box Hill  
Period - From: 31/03/2017 to 30/06/2017 Source: PDOL

**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.




**5 Bedford St  
BOX HILL**

5  2  2 

Located in a highly sought after location in central Box Hill, this family friendly single level 5-bedroom home is truly a unique

**Sold by Auction** \$1,855,000  
**Date Sold** Jun 2017  
**Land** 875 SqM




**24 Alexander St  
BOX HILL**

5  2  2 

The impressive family appeal of this captivating c1927, 4/5-bedroom 2-bathroom residence is further enhanced by its

**Sold by Auction** \$1,880,000  
**Date Sold** May 2017  
**Land** 689 SqM

**35 Pembroke St  
SURREY HILLS**

5   

**Sold by Private Sale** \$2,000,000  
**Date Sold** Apr 2017  
**Land** 781 SqM