

## 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

15 FULLBROOK DRIVE SUNBURY VIC 3429

### Indicative selling price

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

Single Price

or range  
between

\$680,000

&

\$720,000

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$700,000

Property type

House

Suburb

Sunbury

Period-from

01 May 2025

to

30 Apr 2026

Source

Cotality

### 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 6 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

|                                      |           |           |
|--------------------------------------|-----------|-----------|
| 6 LONG DRIVE SUNBURY VIC 3429        | \$700,000 | 11-Dec-25 |
| 7 LONG DRIVE SUNBURY VIC 3429        | \$700,000 | 30-Mar-26 |
| 14 ST MELLION CLOSE SUNBURY VIC 3429 | \$718,000 | 21-May-26 |

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 6 months.~~

This Statement of Information was prepared on: 27 May 2026



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**6 LONG DRIVE SUNBURY VIC 3429** Sold Price **\$700,000** Sold Date **11-Dec-25**

3 2 2

Distance **0.37km**



**7 LONG DRIVE SUNBURY VIC 3429** Sold Price Sold Date **30-Mar-26**

3 2 2

Distance **0.43km**



**14 ST MELLION CLOSE SUNBURY VIC 3429** Sold Price <sup>RS</sup> **\$718,000** Sold Date **21-May-26**

4 2 2

Distance **0.93km**

**RS** = Recent sale      **UN** = Undisclosed Sale

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