

## 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

5 BURNHAM COURT 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

\$650,000

&

\$700,000

### Median sale price

(\*Delete house or unit as applicable)

Median Price

\$690,500

Property type

House

Suburb

Sunbury

Period-from

01 Mar 2025

to

28 Feb 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 |
| 12 LONGMIRE COURT SUNBURY VIC 3429 | \$695,000 | 03-Dec-25 |
| 56 REES ROAD SUNBURY VIC 3429      | \$690,000 | 03-Mar-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: 16 March 2026



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

 3  2  2

Distance **0.87km**



**12 LONGMIRE COURT SUNBURY VIC 3429** Sold Price **\$695,000** Sold Date **03-Dec-25**

 4  2  3

Distance **0.8km**



**56 REES ROAD SUNBURY VIC 3429** Sold Price <sup>RS</sup> **\$690,000** Sold Date **03-Mar-26**

 3  1  1

Distance **1.23km**

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

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