

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

4 TIMINS STREET SUNBURY VIC 3429

Indicative selling price

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

Single Price

or range
between

\$490,000

&

\$539,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$520,000

Property type

Unit

Suburb

Sunbury

Period-from

01 Jul 2025

to

30 Jun 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

1/17 TIMINS STREET SUNBURY VIC 3429	\$500,000	06-Sep-25
1/129 EVANS STREET SUNBURY VIC 3429	\$475,000	11-Aug-25
6A HARKER STREET SUNBURY VIC 3429	\$525,000	20-Aug-25

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: 30 July 2026



1/17 TIMINS STREET SUNBURY VIC 3429

 2
  1
  2

Sold Price

\$500,000

Sold Date

06-Sep-25

Distance

0.17km



1/129 EVANS STREET SUNBURY VIC 3429

 2
  1
  1

Sold Price

\$475,000

Sold Date

11-Aug-25

Distance

0.19km



6A HARKER STREET SUNBURY VIC 3429

 2
  2
  1

Sold Price

\$525,000

Sold Date

20-Aug-25

Distance

0.22km

RS = Recent sale

UN = Undisclosed Sale

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