

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 LONGMIRE COURT 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

\$730,000

&

\$760,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$670,000

Property type

House

Suburb

Sunbury

Period-from

01 Nov 2024

to

31 Oct 2025

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

18 LONGMIRE COURT SUNBURY VIC 3429	\$718,000	29-Jul-25
4 OSWIN COURT SUNBURY VIC 3429	\$740,000	12-Sep-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.

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**18 LONGMIRE COURT SUNBURY
VIC 3429**

4 2 2

Sold Price **\$718,000** Sold Date **29-Jul-25**

Distance **0.12km**



**4 OSWIN COURT SUNBURY VIC
3429**

4 2 2

Sold Price **\$740,000** Sold Date **12-Sep-25**

Distance **0.3km**

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

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