

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

1 DOUTNEY 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

\$815,000

&

\$890,000

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

29 LAWRENCE AVENUE SUNBURY VIC 3429

\$845,000

12-Nov-25

72 FULLBROOK DRIVE SUNBURY VIC 3429

\$820,000

23-Oct-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: 10 March 2026


**29 LAWRENCE AVENUE SUNBURY
VIC 3429**

Sold Price

\$845,000

Sold Date

12-Nov-25
 4
 2
 2

Distance

0.32km

**72 FULLBROOK DRIVE SUNBURY
VIC 3429**

Sold Price

\$820,000

Sold Date

23-Oct-25
 4
 2
 2

Distance

0.16km
RS = Recent sale

UN = Undisclosed Sale

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