

Suburb **INSIGHTS**

3020
SUNSHINE NORTH



Data that shapes your suburb.

**Jellis
Craig**

Property Prices

Median House Price*

Median

\$754k

Quarterly Price Change

1.31% ↑

Median Unit Price*

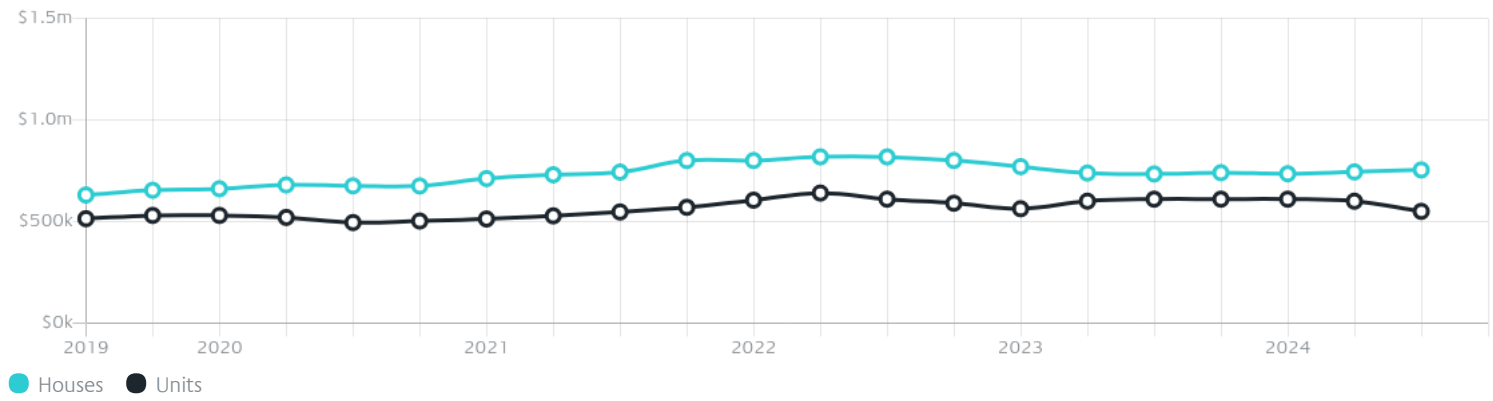
Median

\$550k

Quarterly Price Change

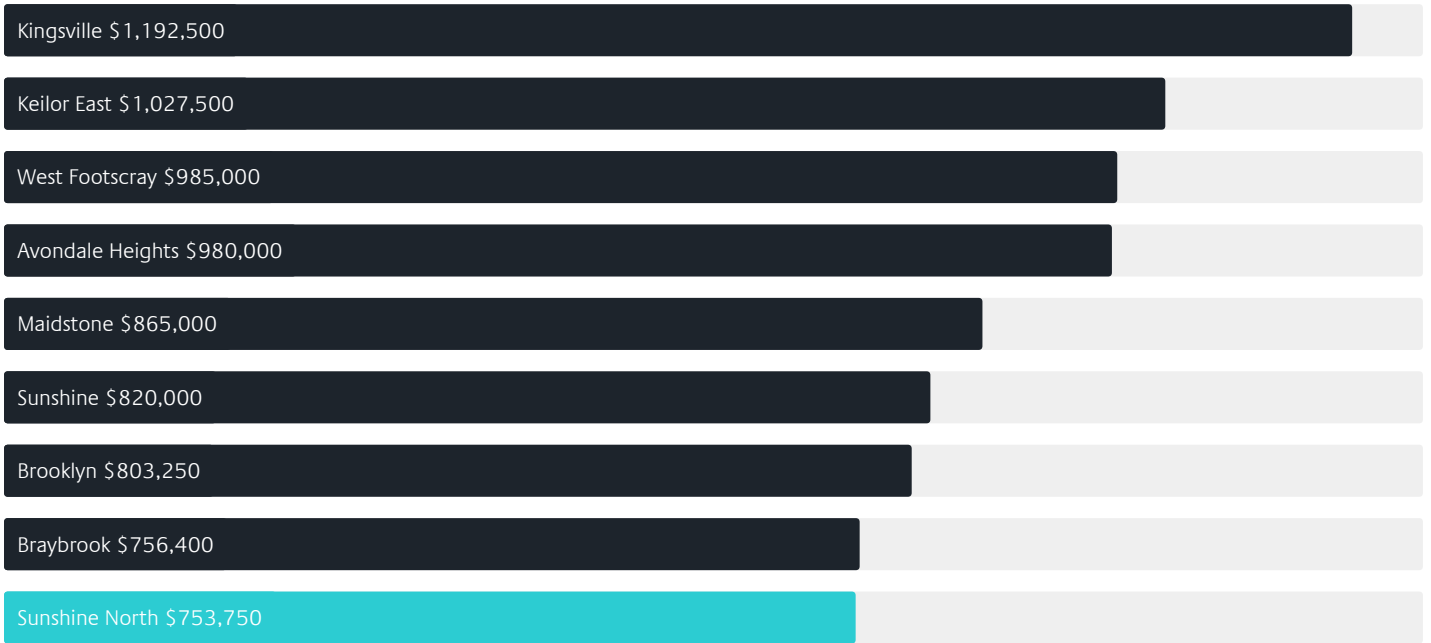
-8.33% ↓

Quarterly Price Change*

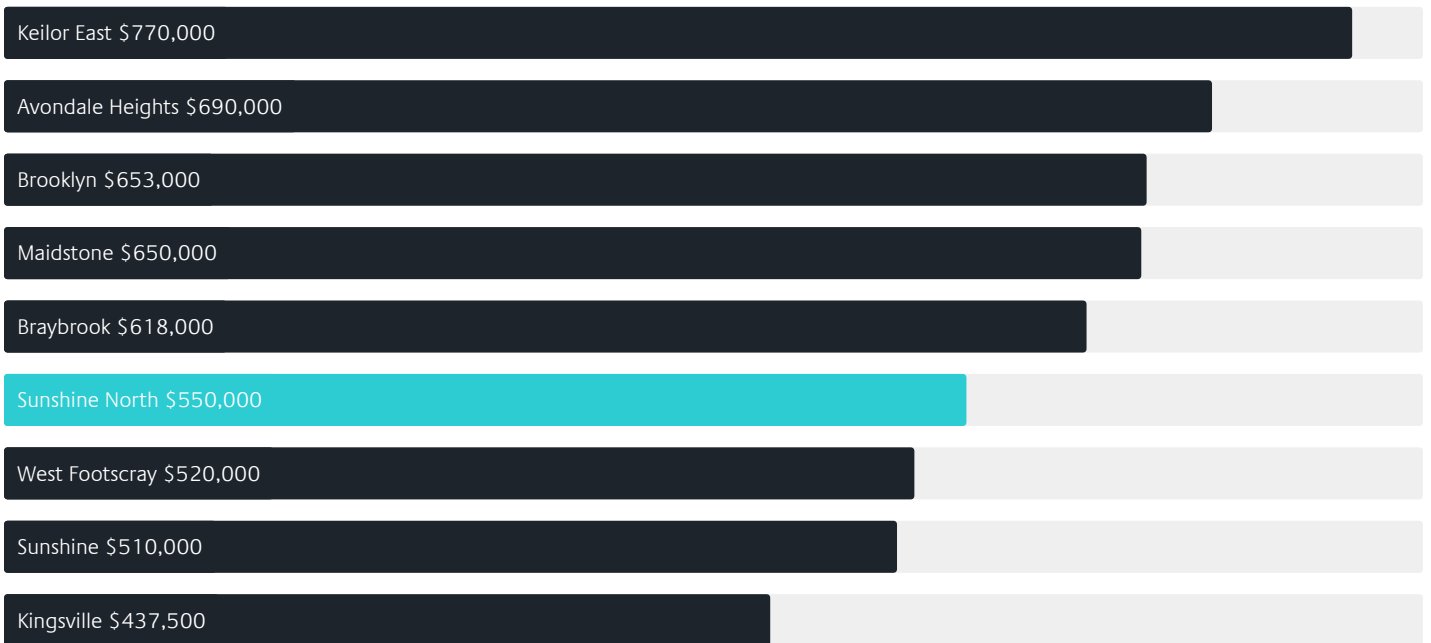


Surrounding Suburbs

Median House Sale Price*



Median Unit Sale Price*



Sales Snapshot

Sale Method^{*}



● Auction 64%
● Private 36%

Auction Clearance Rate^{*}

60.53%

Median Days on Market[^]

37 days

Average Hold Period^{*}

4.7 years

Insights

Dwelling Type[^]



● Houses 82% ● Units 18%

Ownership[^]



● Owned Outright 45% ● Mortgaged 34% ● Rented 21%

Population[^]

12,047

Median Asking Rent per week^{*}

\$500

Population Growth[^]

2.97%

Rental Yield^{*}

3.46%

Median Age[^]








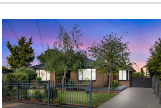




37 years

Median Household Size[^]













2.9 people

Sold Properties~













Discover a snapshot of the most recent results for this suburb, to view the full 12 months of sales history, please go to jellisraig.com.au/suburbinsights

Address	Bedrooms	Type	Price	Sold
 225 Duke St Sunshine North	2	Townhouse	\$460,000	29 Nov 2024
 14 Holehouse St Sunshine North	4	House	\$866,000	16 Nov 2024
 9 Ford Av Sunshine North	3	House	\$818,000	15 Nov 2024
 8 Blackmore St Sunshine North	3	House	\$800,000	09 Nov 2024
 51 Cumberland St Sunshine North	4	House	\$856,000	09 Nov 2024
 1 Simpson St Sunshine North	3	House	\$635,000	08 Nov 2024
 23 Kingsmead Cl Sunshine North	3	House	\$600,000	08 Nov 2024
 142 Northumberland Rd Sunshine North	3	House	\$787,000	06 Nov 2024
 1/34 Baynton Av Sunshine North	2	Unit	\$508,000	28 Oct 2024
 20 Camperdown Av Sunshine North	3	House	\$715,000	26 Oct 2024
 2/72 Ferndale Rd Sunshine North	3	Unit	\$586,000	26 Oct 2024
 11 Middlesex St Sunshine North	3	House	\$928,000	25 Oct 2024

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 2a Phoenix St Sunshine North	3	Townhouse	\$645,000	24 Oct 2024
 116 Warwick Rd Sunshine North	4	House	\$970,000	24 Oct 2024
 27 Belmore Rd Sunshine North	4	House	\$725,000	21 Oct 2024
 19 Harley St Sunshine North	3	House	\$730,000	19 Oct 2024
 123 Suffolk Rd Sunshine North	3	House	\$670,000	12 Oct 2024
 41 Meadowbank Dr Sunshine North	4	House	\$705,500	10 Oct 2024
 31 Buckley Av Sunshine North	3	House	\$730,000	05 Oct 2024
 57 Wattlebird Ct Sunshine North	3	House	\$670,000	04 Oct 2024
 2/34 Somerset Dr Sunshine North	2	Flat/Unit/Apartment	\$480,000	03 Oct 2024
 1/27 Garnet St Sunshine North	3	Townhouse	\$705,000	30 Sep 2024
 2/9 Cutts St Sunshine North	3	Villa	\$450,000	27 Sep 2024
 31 Shadowbox Ct Sunshine North	4	House	\$765,000	26 Sep 2024

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 42 Warwick Rd Sunshine North	4	House	\$1,335,500	21 Sep 2024
 29 St Andrews Dr Sunshine North	5	House	\$1,310,000	21 Sep 2024
 27 Plymouth Cl Sunshine North	3	House	\$665,000	21 Sep 2024
 8/28 Suffolk Rd SUNSHINE NORTH	2	Unit	\$420,000	20 Sep 2024
 163 Suffolk Rd Sunshine North	4	House	\$1,280,000	17 Sep 2024
 2/12 Cutts St Sunshine North	2	Strata Unit/Flat	\$590,000	15 Sep 2024
 36 Kingsmead Cl Sunshine North	4	House	\$720,000	14 Sep 2024
 3 Trickey Ct SUNSHINE NORTH	3	House	\$735,000	12 Sep 2024
 1e Holehouse St Sunshine North	3	Townhouse	\$532,750	12 Sep 2024
 6/5 Lodden St Sunshine North	2	Townhouse	\$510,000	12 Sep 2024
 5/27 Garnet St Sunshine North	2	Strata Unit/Flat	\$540,000	12 Sep 2024
 38 Nottingham St Sunshine North	3	House	\$750,000	09 Sep 2024

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Data is current as of PDF generation date 01/12/2024

* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

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