

# JellisCraig

SUNSHINE

# Suburb Report

Know your neighbourhood.



SUNSHINE SUBURB REPORT

Median House Price\*

Median

\$811k

Quarterly Price Change

-0.55% ↓

Median Unit Price\*

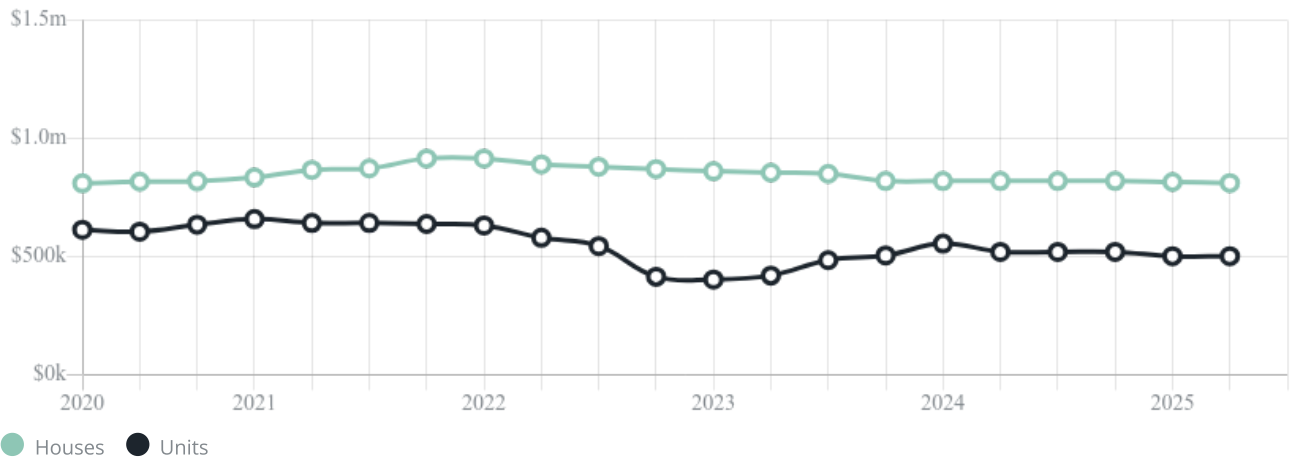
Median

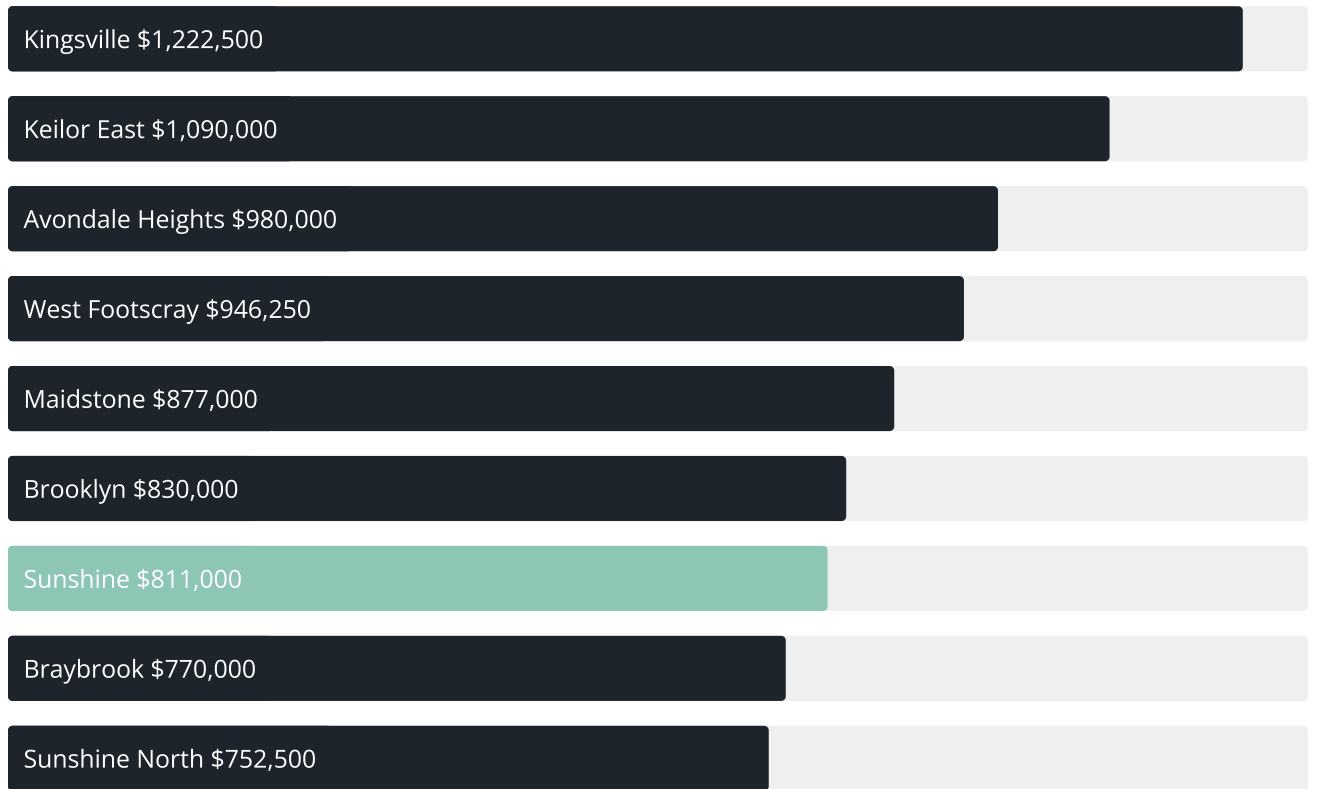
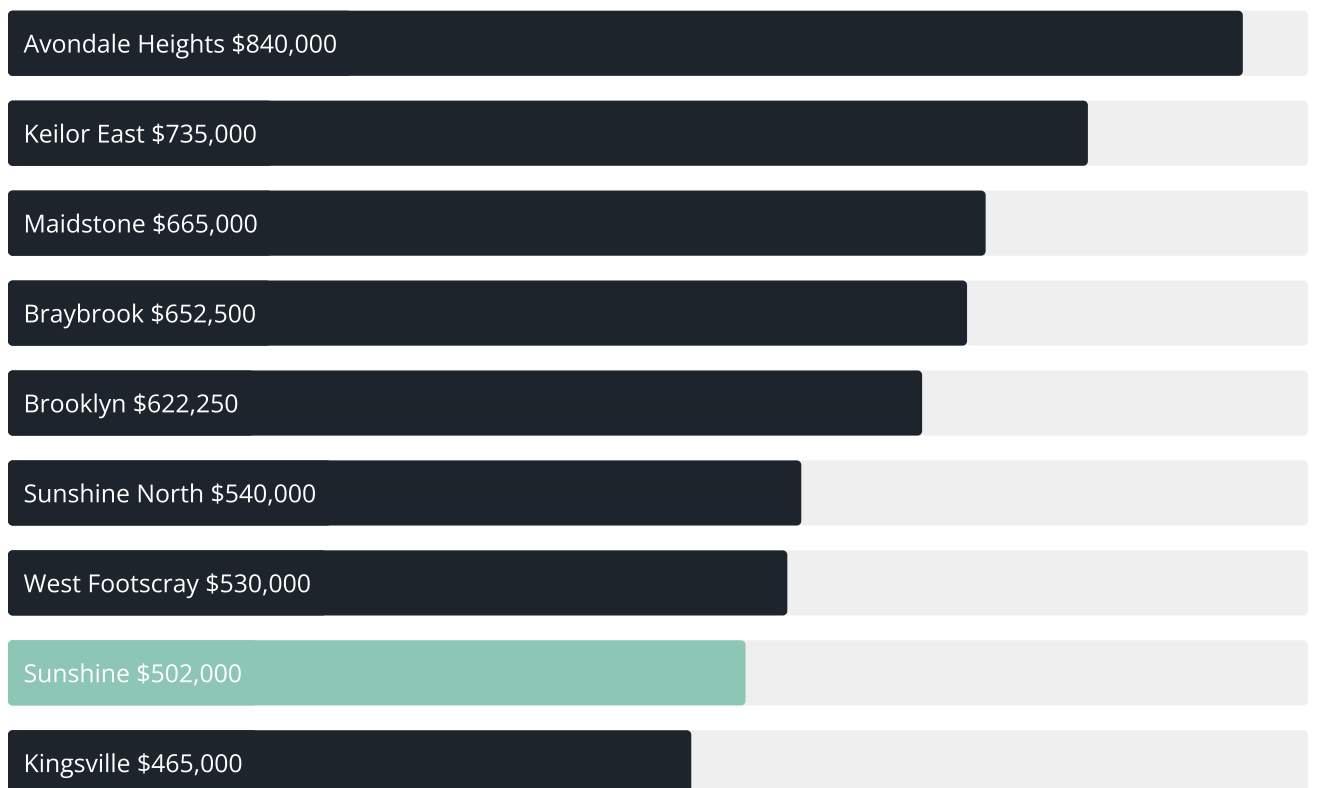
\$502k

Quarterly Price Change

0.00% ↓

Quarterly Price Change\*



Median House Sale Price<sup>\*</sup>Median Unit Sale Price<sup>\*</sup>

## SUNSHINE SUBURB REPORT

## Sale Method\*



● Auction 48%  
● Private 52%

## Auction Clearance Rate\*

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**83.33%**

## Median Days on Market^

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**28 days**

## Average Hold Period\*

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**5.2 years**

## Dwelling Type^



● Houses 69% ● Units 31%

## Ownership^



● Owned Outright 32% ● Mortgaged 33% ● Rented 35%

## Population^

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**9,445**

## Median Asking Rent per week\*

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**\$500**

## Population Growth^

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**-3.31%**

## Rental Yield\*

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**3.05%**

## Median Age^

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**35 years**




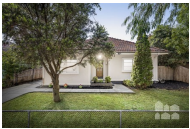






## Median Household Size^

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**2.6 people**

## SUNSHINE SUBURB REPORT











Discover a snapshot of the most recent results for this suburb, to view the full 12 months of sales history, please go to [jellisicraig.com.au/suburbinsights](http://jellisicraig.com.au/suburbinsights)

Address	Bedrooms	Type	Price	Sold
 15 Couper Angus Gr Sunshine	3	House	\$812,000	30 Aug 2025
 9 Dorothy Av Sunshine	5	House	\$1,305,000	23 Aug 2025
 23 High St SUNSHINE	3	House	\$855,000	23 Aug 2025
 8 Yewers St Sunshine	3	House	\$775,000	16 Aug 2025
 14 Snowden St Sunshine	3	House	\$970,000	16 Aug 2025
 12 Kinnane Cr Sunshine	3	House	\$1,090,000	12 Aug 2025
 11/7 Pengelly Ct SUNSHINE	1	Apartment	\$260,000	12 Aug 2025
 3 Maryvale St Sunshine	3	House	\$1,090,000	11 Aug 2025
 114 Wright St Sunshine	3	House	\$700,000	09 Aug 2025
 10 Freeman St Sunshine	3	House	\$895,500	09 Aug 2025

## SUNSHINE SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 49 Queen Cirt Sunshine	4	House	\$862,000	09 Aug 2025
 111 Cornwall Rd Sunshine	4	House	\$855,000	08 Aug 2025
 13 Watt St Sunshine	8	House	\$1,250,000	30 Jul 2025
 15 Tyler St Sunshine	6	House	\$1,135,000	19 Jul 2025
 2b Alfred St Sunshine	3	House	\$680,000	19 Jul 2025
 86 Cornwall Rd Sunshine	2	House	\$647,000	19 Jul 2025
 4/12 George St Sunshine	2	Townhouse	\$620,000	17 Jul 2025
 10 Moira St Sunshine	4	House	\$753,000	16 Jul 2025
 2/133 Wright St SUNSHINE	2	Unit	\$460,000	14 Jul 2025
 72 Anderson Rd Sunshine	3	House	\$752,000	12 Jul 2025

## SUNSHINE SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 5 Una St Sunshine	3	House	\$780,000	05 Jul 2025
 2b Kinnane Cr Sunshine	4	House	\$930,000	04 Jul 2025
 73 Dickson St Sunshine	4	House	\$1,150,000	02 Jul 2025
 2/1 Ripon St Sunshine	3	Townhouse	\$695,000	01 Jul 2025
 44 Monash St Sunshine	4	House	\$1,210,000	28 Jun 2025
 6 Greig St Sunshine	6	House	\$790,000	28 Jun 2025
 23 Anderson Rd Sunshine	4	House	\$591,000	28 Jun 2025
 21 Anderson Rd Sunshine	2	House	\$635,000	28 Jun 2025
 107/117 Durham Rd Sunshine	1	Apartment	\$262,500	26 Jun 2025
 6/18 Barnett St Sunshine	3	Strata Unit/Flat	\$710,000	18 Jun 2025



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Data is current as of PDF generation date 01/09/2025

\* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

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