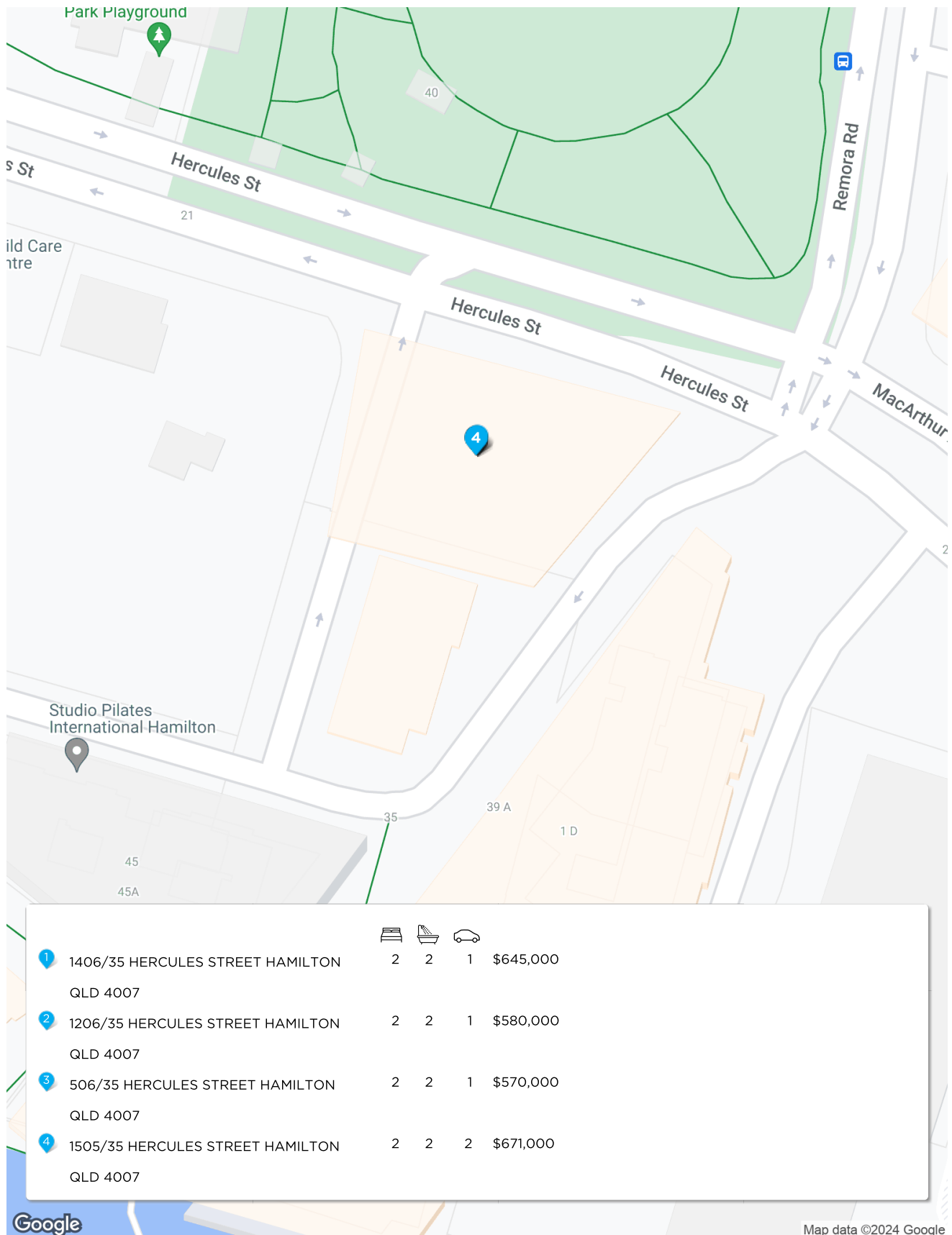


















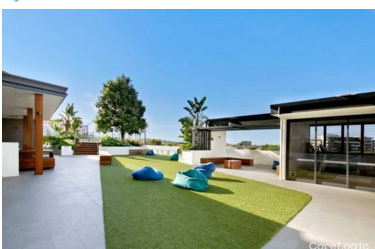







Comparables Map: Sales



* This data point was edited by the author of this CMA and has not been verified by CoreLogic

Comparable Sales

1	1406/35 HERCULES STREET HAMILTON QLD 4007		 2  2  1  70m ²  63m ²	Sold	\$645,000
			Year Built 2017	DOM 14	
			Sold Date 10-Jun-24	Distance 0km	
			First Listing -		
			Last Listing -		
2	1206/35 HERCULES STREET HAMILTON QLD 4007		 2  2  1  70m ²  63m ²	Sold	\$580,000
			Year Built 2017	DOM -	
			Sold Date 21-Apr-24	Distance 0km	
			First Listing -		
			Last Listing -		
3	506/35 HERCULES STREET HAMILTON QLD 4007		 2  2  1  70m ²  63m ²	Sold	\$570,000
			Year Built 2017	DOM 54	
			Sold Date 05-Jun-24	Distance 0km	
			First Listing Price on Application		
			Last Listing Under Contract		
4	1505/35 HERCULES STREET HAMILTON QLD 4007		 2  2  2  70m ²  61m ²	Sold	\$671,000
			Year Built 2017	DOM 23	
			Sold Date 07-Jun-24	Distance 0km	
			First Listing Just Listed		
			Last Listing \$671,000		

DOM = Days on market RS = Recent sale UN = Undisclosed Sale * This data point was edited by the author of this CMA and has not been verified by CoreLogic

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