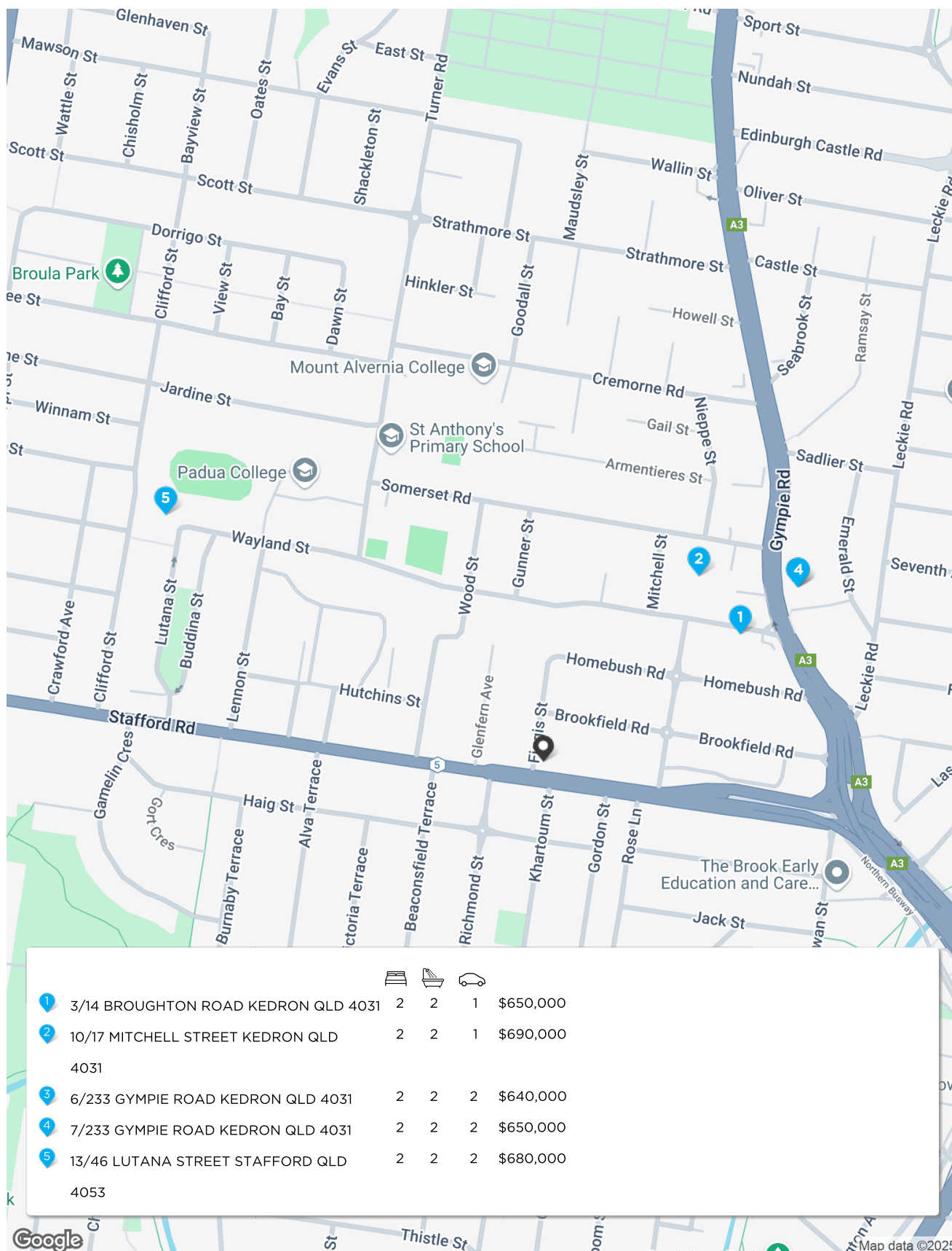


Comparables Map: Sales








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

Comparable Sales

1 3/14 BROUGHTON ROAD KEDRON QLD 4031



 2
  2
  1
  109m²
 77m²

Year Built 1999 DOM 22

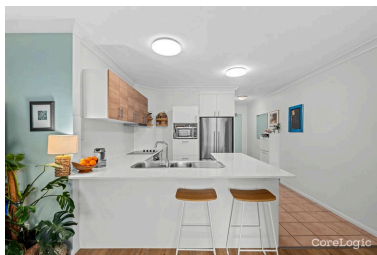
Sold Date 29-Jul-24 Distance 0.41km






First Listing \$599,000

Last Listing Under Contract

Sold	\$650,000
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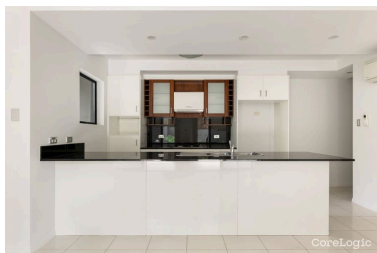
2 10/17 MITCHELL STREET KEDRON QLD 4031








 2  2  1  121m ²	 81m ²
Year Built 1998	DOM 50
Sold Date 04-Nov-24	Distance 0.42km
First Listing Mid \$600,000s	
Last Listing Contact Agent	

Sold	\$690,000
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3 6/233 GYMPIE ROAD KEDRON QLD 4031








 2  2  2  228m ²  83m ²			
Year Built	2004	DOM	30
Sold Date	07-Nov-24	Distance	0.54km
First Listing	Best Offers By 7th November		
Last Listing	Under Contract		

Sold	\$640,000
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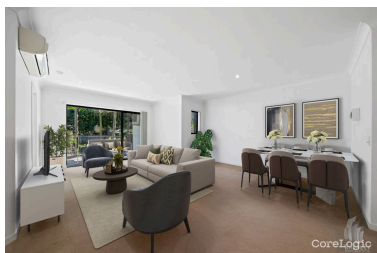
4 7/233 GYMPIE ROAD KEDRON QLD 4031








 2  2  2  146m ²  77m ²			
Year Built	2004	DOM	41
Sold Date	12-Nov-24	Distance	0.54km
First Listing	For Sale		
Last Listing	For Sale		

Sold	\$650,000
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5 13/46 LUTANA STREET STAFFORD QLD 4053



 2  2  2  102m ²	 84m ²		
Year Built	2012	DOM	46
Sold Date	02-Aug-24	Distance	0.78km
First Listing	-		
Last Listing	-		

Sold	\$680,000
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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