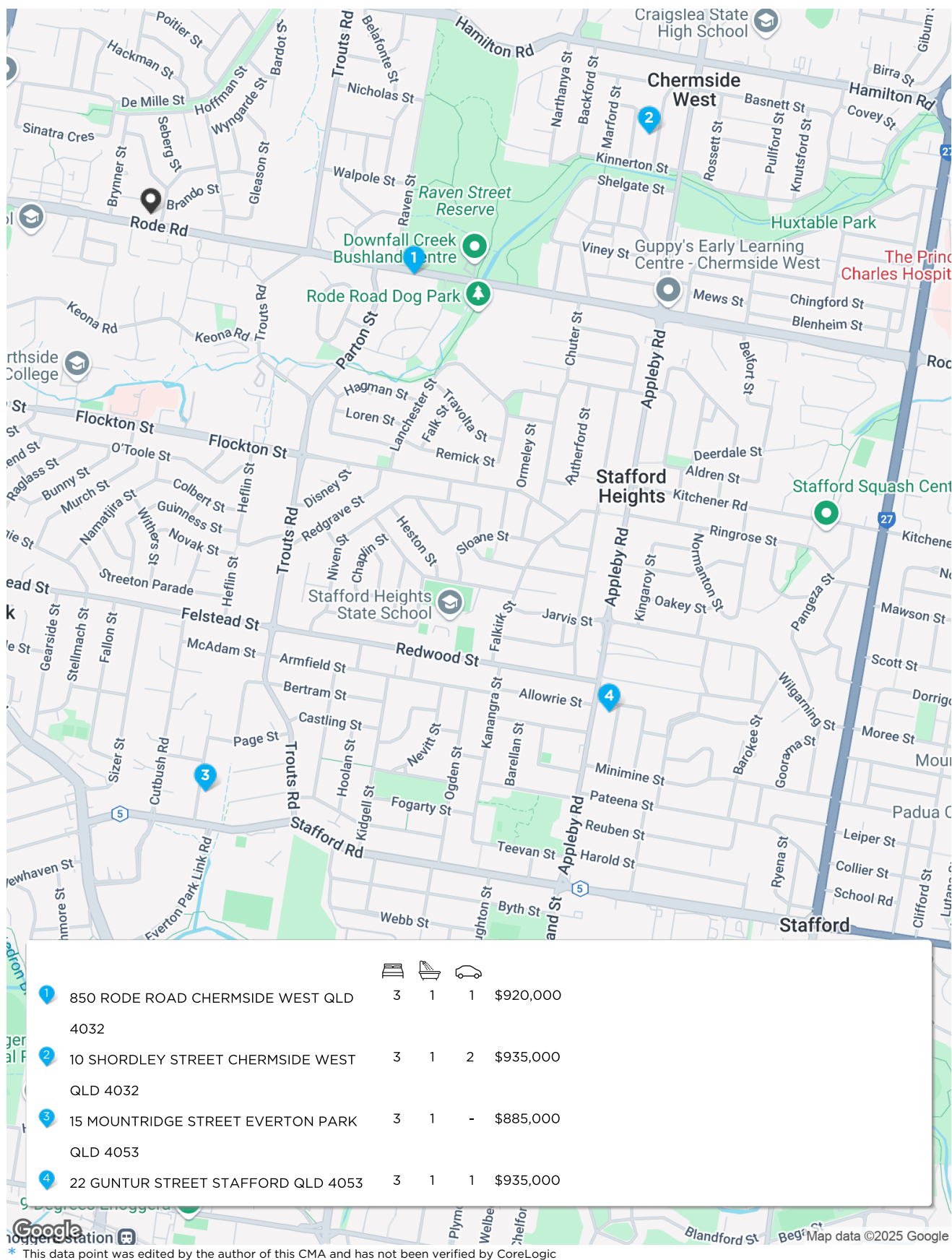


























Comparables Map: Sales



Comparable Sales

1	850 RODE ROAD CHERMSIDE WEST QLD 4032		 3  1  1  558m ²  84m ²	Sold	\$920,000
	Year Built	1980	DOM	220	
	Sold Date	19-Nov-24	Distance	0.95km	
	First Listing	Offers Over \$900,000			
	Last Listing	Under Contract			
2	10 SHORDLEY STREET CHERMSIDE WEST QLD 4032		 3  1  2  607m ²  120m ²	Sold	\$935,000
	Year Built	-	DOM	54	
	Sold Date	14-Jan-25	Distance	1.77km	
	First Listing	For Sale			
	Last Listing	For Sale			
3	15 MOUNTRIDGE STREET EVERTON PARK QLD 4053		 3  1  -  607m ²  96m ²	Sold ^{RS}	\$885,000
	Year Built	-	DOM	18	
	Sold Date	08-Feb-25	Distance	2.05km	
	First Listing	Auction			
	Last Listing	Under Contract			
4	22 GUNTUR STREET STAFFORD QLD 4053		 3  1  1  612m ²  98m ²	Sold	\$935,000
	Year Built	1980	DOM	62	
	Sold Date	01-Oct-24	Distance	2.39km	
	First Listing	Auction, Saturday 28th September at 10am Onsite			
	Last Listing	UNDER CONTRACT			

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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