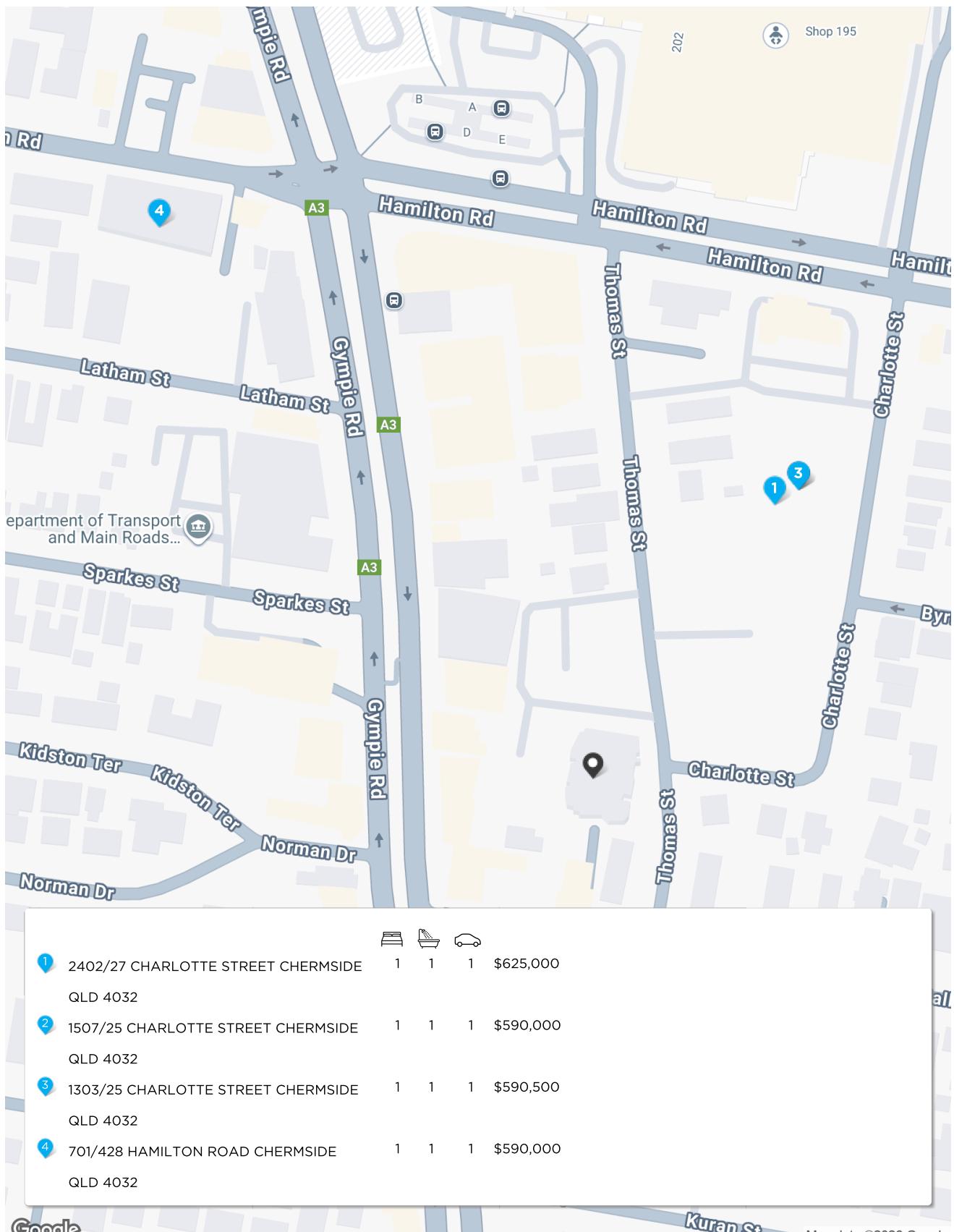
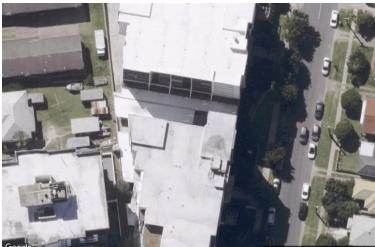


Comparables Map: Sales



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

Comparable Sales

1	2402/27 CHARLOTTE STREET CHERMSIDE QLD 4032		Sold	^{RS} \$625,000
	Year Built 2014	65m ²	DOM 2	
	Sold Date 27-Nov-25		Distance 0.14km	
	First Listing \$575,000+			
	Last Listing \$575,000+			
2	1507/25 CHARLOTTE STREET CHERMSIDE QLD 4032		Sold	^{RS} \$590,000
	Year Built 2014	68m ²	DOM 11	
	Sold Date 15-Dec-25		Distance 0.15km	
	First Listing Offers over \$539,000			
	Last Listing Offers over \$539,000			
3	1303/25 CHARLOTTE STREET CHERMSIDE QLD 4032		Sold	\$590,500
	Year Built 2014	68m ²	DOM 18	
	Sold Date 25-Sep-25		Distance 0.15km	
	First Listing \$550,000+			
	Last Listing \$550,000+			
4	701/428 HAMILTON ROAD CHERMSIDE QLD 4032		Sold	\$590,000
	Year Built 2011	71m ²	DOM -	
	Sold Date 17-Oct-25		Distance 0.31km	
	First Listing -			
	Last Listing -			

DOM = Days on market RS = Recent sale

UN = Undisclosed Sale

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