

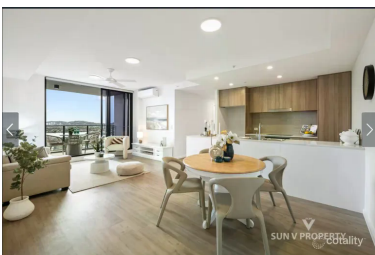



Comparable Sales

1	40102/2 MAIN STREET VARSITY LAKES QLD 4227	Sold \$789,000
	<p> 🛏️ 2 🚿 2 🚗 1 📏 267m² 📏 65m² Year Built - DOM 133 Sold Date 12-May-25 Distance 0km First Listing Contact Agent Last Listing Contact Agent. </p>	
2	30706/2 MAIN STREET VARSITY LAKES QLD 4227	Sold \$788,000
	<p> 🛏️ 2 🚿 2 🚗 1 📏 90m² 📏 90m² Year Built - DOM 68 Sold Date 21-May-25 Distance 0km First Listing Auction Last Listing Auction </p>	
3	40906/2 MAIN STREET VARSITY LAKES QLD 4227	Sold ^{RS} \$795,000
	<p> 🛏️ 2 🚿 2 🚗 1 📏 90m² 📏 - Year Built - DOM 45 Sold Date 11-Jul-25 Distance 0km First Listing \$870,000 Neg Last Listing Contact Agent </p>	
4	41309/2 MAIN STREET VARSITY LAKES QLD 4227	Sold \$780,000
	<p> 🛏️ 2 🚿 2 🚗 1 📏 97m² 📏 86m² Year Built 2023 DOM 32 Sold Date 06-Feb-25 Distance 0km First Listing AUCTION Last Listing Under offer unconditionally with multiple offers </p>	

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 Cotality

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