





Comparable Sales

1	23 KITE CIRCUIT ARUNDEL QLD 4214	Sold	\$1,050,000
	<div> <div> <div> <div> <div></div> <div>4</div> </div> <div> <div></div> <div>2</div> </div> <div> <div></div> <div>2</div> </div> <div> <div></div> <div>755m²</div> </div> </div> <div> <div></div> <div>130m²</div> </div> </div> <div> <div>Year Built</div> <div>1988</div> <div>DOM</div> <div>12</div> </div> <div> <div>Sold Date</div> <div>02-Aug-24</div> <div>Distance</div> <div>0.14km</div> </div> <div> <div>First Listing</div> <div>Bring All Offers</div> </div> <div> <div>Last Listing</div> <div>Contact Agent</div> </div> </div>		
2	13 GOLDEN BEAR DRIVE ARUNDEL QLD 4214	Sold	\$1,200,000
	<div> <div> <div> <div> <div></div> <div>4</div> </div> <div> <div></div> <div>2</div> </div> <div> <div></div> <div>2</div> </div> <div> <div></div> <div>619m²</div> </div> </div> <div> <div></div> <div>162m²</div> </div> </div> <div> <div>Year Built</div> <div>2004</div> <div>DOM</div> <div>20</div> </div> <div> <div>Sold Date</div> <div>31-Aug-24</div> <div>Distance</div> <div>0.43km</div> </div> <div> <div>First Listing</div> <div>Offers Over \$1,199,000</div> </div> <div> <div>Last Listing</div> <div>Present Your Offer</div> </div> </div>		
3	1 KETTLEWELL CHASE ARUNDEL QLD 4214	Sold	\$1,255,000
	<div> <div> <div> <div> <div></div> <div>6</div> </div> <div> <div></div> <div>4</div> </div> <div> <div></div> <div>2</div> </div> <div> <div></div> <div>827m²</div> </div> </div> <div> <div></div> <div>236m²</div> </div> </div> <div> <div>Year Built</div> <div>2000</div> <div>DOM</div> <div>23</div> </div> <div> <div>Sold Date</div> <div>19-Jul-24</div> <div>Distance</div> <div>1.19km</div> </div> <div> <div>First Listing</div> <div>ONSITE - AUCTION on 28th of July at 12:30pm</div> </div> <div> <div>Last Listing</div> <div>SOLD \$1,255,000</div> </div> </div>		
4	35 INGLES CIRCUIT ARUNDEL QLD 4214	Sold	\$1,270,000
	<div> <div> <div> <div> <div></div> <div>4</div> </div> <div> <div></div> <div>2</div> </div> <div> <div></div> <div>-</div> </div> <div> <div></div> <div>778m²</div> </div> </div> <div> <div></div> <div>183m²</div> </div> </div> <div> <div>Year Built</div> <div>1996</div> <div>DOM</div> <div>114</div> </div> <div> <div>Sold Date</div> <div>27-Oct-24</div> <div>Distance</div> <div>0.07km</div> </div> <div> <div>First Listing</div> <div>Guide over \$1,400,000</div> </div> <div> <div>Last Listing</div> <div>\$1,270,000</div> </div> </div>		

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