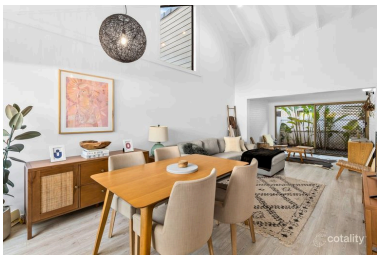
McGrath

Comparable Sales

1 8/7 LIND AVENUE PALM BEACH QLD 4221

Sold $1,050,000



2 | 1 | 1 | 101m² | 84m²

Year Built	1981	DOM	20
Sold Date	16-Feb-26	Distance	0.59km
First Listing	Contact agent		
Last Listing	Contact agent		

2 1/25 FIFTEENTH AVENUE PALM BEACH QLD 4221

Sold $1,110,000

2 | 1 | 1 | 87m² | 104m²

Year Built	1981	DOM	41
Sold Date	20-Jun-26	Distance	1.23km
First Listing	Contact Agent		
Last Listing	Contact Agent		

3 1/41 BOODERA ROAD PALM BEACH QLD 4221

Sold $1,210,000

3 | 1 | - | 49m² | 112m²

Year Built	1998	DOM	53
Sold Date	28-Jan-26	Distance	0.43km
First Listing	Offers over $659,000		
Last Listing	-		

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

© Copyright 2026. RP Data Pty Ltd trading as Cotality (Cotality). All rights reserved. No reproduction, distribution, or transmission of the copyrighted materials is permitted. The information is deemed reliable but not guaranteed.

McGrath

Disclaimer

Based on or contains data provided by the State of Queensland (Department of Resources) 2026. In consideration of the State permitting use of this data you acknowledge and agree that the State gives no warranty in relation to the data (including accuracy, reliability, completeness, currency or suitability) and accepts no liability (including without limitation, liability in negligence) for any loss, damage or costs (including consequential damage) relating to any use of the data. Data must not be used for direct marketing or be used in breach of the privacy laws; more information at www.propertydatacodeofconduct.com.au

The Appraisal Amount contained in the report may have been manually provided by the Agent; or may be based on an automated valuation model estimate provided by Cotality ('AVM Estimated Value'). AVM Estimated Values are current at the date of the publication only. It is computer generated and is not a professional appraisal of the subject property and should not be relied upon in lieu of appropriate professional advice. The accuracy of the methodology used to develop the AVM Estimated Value, the existence of the subject property, and the accuracy of the AVM Estimated Value and all rule sets provided are estimates based on available data and are not guaranteed or warranted. Cotality excludes all liability for any loss or damage arising in connection with the Appraisal Amount and/or AVM Estimated Value.

The Cotality Data provided in this publication is of a general nature and should not be construed as specific advice or relied upon in lieu of appropriate professional advice.While Cotality uses commercially reasonable efforts to ensure the Cotality Data is current, Cotality does not warrant the accuracy, currency or completeness of the Cotality Data and to the full extent permitted by law excludes all loss or damage howsoever arising (including through negligence) in connection with the Cotality Data.

© Copyright 2026. RP Data Pty Ltd trading as Cotality (Cotality). All rights reserved. No reproduction, distribution, or transmission of the copyrighted materials is permitted. The information is deemed reliable but not guaranteed.