



















## Comparable Sales

1	182 FOX STREET BALLINA NSW 2478	<b>Sold</b> <b>\$890,000</b>
	<p>  3  1  1  743m<sup>2</sup>  -            Year Built 1980 DOM 22            Sold Date 21-Jan-26 Distance 0.47km            First Listing Contact Agent            Last Listing \$890,000         </p>	
2	61 CLAVAN STREET BALLINA NSW 2478	<b>Sold</b> <b>\$938,000</b>
	<p>  4  2  1  743m<sup>2</sup>  92m<sup>2</sup>            Year Built - DOM 183            Sold Date 07-Apr-26 Distance 0.4km            First Listing Contact Agent            Last Listing Sold         </p>	
3	19 LEESON AVENUE BALLINA NSW 2478	<b>Sold</b> <b>\$980,000</b>
	<p>  3  1  3  734m<sup>2</sup>  92m<sup>2</sup>            Year Built 1980 DOM 52            Sold Date 03-Dec-25 Distance 0.04km            First Listing Contact Agent            Last Listing \$995,000         </p>	

### Pricing Information

Based on the above-mentioned sales, our opinion of the estimated selling price is \$850,000 - \$935,000, but we are unsure where the price will end up. We recommend you inspect the property to determine what it may be worth to you.

Kind Regards  
Team Mills