

























Sales in the area

1	20 FOX STREET BALLINA NSW 2478		 4  1  2  655m ²  132m ²	Sold	\$1,325,000
	Year Built	1950	DOM	36	
	Sold Date	20-Mar-23	Distance	0.05km	
	First Listing	Auction			
	Last Listing	Guide \$1,150,000 - \$1,250,000			
2	2/13 CAMDEN STREET BALLINA NSW 2478		 4  2  -  288m ²  185m ²	Sold	^{RS} \$1,430,000
	Year Built	2016	DOM	118	
	Sold Date	13-Jan-26	Distance	0.23km	
	First Listing	Contact Agent			
	Last Listing	\$1,430,000			
3	20 CEDAR CRESCENT EAST BALLINA NSW 2478		 4  2  2  670m ²  189m ²	Sold	\$1,520,000
	Year Built	1975	DOM	58	
	Sold Date	01-Oct-25	Distance	1.78km	
	First Listing	Contact Agent			
	Last Listing	Contact Agent			
4	10 FOX STREET BALLINA NSW 2478		 3  1  1  531m ²  191m ²	Sold	\$2,300,000
	Year Built	1923	DOM	124	
	Sold Date	28-Apr-25	Distance	0.09km	
	First Listing	Auction			
	Last Listing	Guide \$2,200,000 - \$2,400,000			

Pricing Information

Based on the above-mentioned sales, our opinion of the estimated selling price is \$1,500,000 - \$1,650,000, 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

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.