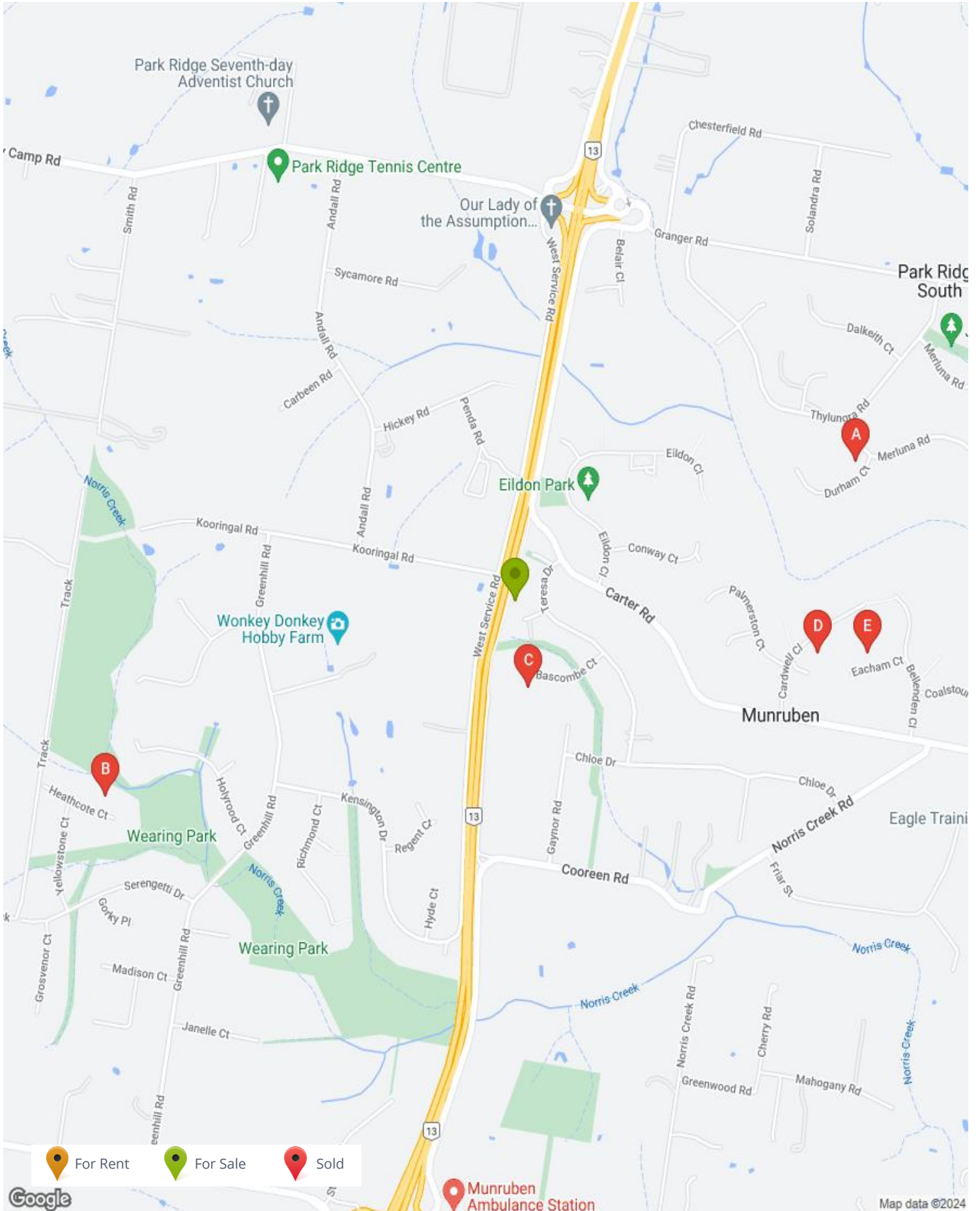


Comparable Properties Map



Nearby Comparable Sold Properties

There are 5 sold properties selected within the suburb of MUNRUBEN. The lowest sale price is \$430,000 and the highest sale price is \$1,200,000 with a median sale price of \$1,110,000. Days listed ranges from 25 to 56 days with the average currently at 39 days for these selected properties.

1-5 DURHAM CT, PARK RIDGE SOUTH, QLD 4125

UBD Ref: Brisbane - 280 D8
Distance from Property: 1.4km 5 2 2



Property Type: House
Area: 4,000 m²
Area \$/m²:
RPD: L87 RP850388:PAR MACKENZIE

Sale Price: **\$1,278,188 (Normal Sale)**
Sale Date: 28/06/2024 Days to Sell:
Last Price: Chg %:
First Price: Chg %:

Features:



10-12 HEATHCOTE CT, MUNRUBEN, QLD 4125

UBD Ref: Brisbane - 279 J13
Distance from Property: 1.7km 4 2 11



Property Type: House
Area: 4,055 m²
Area \$/m²: \$274
RPD: L89 RP805640

Sale Price: **\$1,110,000 (Normal Sale)**
Sale Date: 19/04/2024 Days to Sell: **37 Days**
Last Price: UNDER | OFFER - Chg %:
First Price: Embrace the Chg %:

Features: STUDY, FULLY FENCED, IMPROVEMENTS: DISHWASHER, SECURE PARKING



36-40 BASCOMBE CT, MUNRUBEN, QLD 4125

UBD Ref: Brisbane - 279 Q11
Distance from Property: 314m 4 2 4



Property Type: House
Area: 4,000 m²
Area \$/m²: \$278
RPD: L362 RP854659

Sale Price: **\$1,110,000 (Normal Sale)**
Sale Date: 25/03/2024 Days to Sell: **25 Days**
Last Price: Offers Over \$1,039,000 Chg %:
First Price: For Sale (Under Offer) Chg %:

Features:



29-31 CARDWELL CL, MUNRUBEN, QLD 4125

UBD Ref: Brisbane - 280 D11
Distance from Property: 1.2km 4 2 6



Property Type: House
Area: 4,000 m²
Area \$/m²: \$288
RPD: L193 RP852280

Sale Price: **\$1,150,000 (Normal Sale)**
Sale Date: 02/02/2024 Days to Sell: **56 Days**
Last Price: UNDER | OFFER - Chg %:
First Price: UNDER | OFFER - Chg %:

Features:



11-15 EACHAM CT, MUNRUBEN, QLD 4125

UBD Ref: Brisbane - 280 D11
Distance from Property: 1.4km 4 2 5



Property Type: House
Area: 4,000 m²
Area \$/m²: \$300
RPD: L226 RP861503

Sale Price: **\$1,200,000 (Normal Sale)**
Sale Date: 21/11/2023 Days to Sell: **N/A**
Last Price: For Sale Chg %:
First Price: For Sale Chg %:

Features: IMPROVEMENTS: DISHWASHER



Prepared on 23/07/2024 by Liam Crofts, 0407808230 at Crafted Property. © Property Data Solutions Pty Ltd 2024 (pricfinder.com.au)

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