

# **Nearby Comparable Sold Properties**

There are 4 sold properties selected within the radius of 5000.0m from the focus property. The lowest sale price is \$1,800,000 and the highest sale price is \$2,475,000 with a median sale price of \$1,875,000. Days listed ranges from 22 to 266 days with the average currently at 105 days for these selected properties.

#### 142 KOPLICK RD, CHAMBERS FLAT, QLD 4133



Property Type: House Area: 2 ha Area \$/m2: \$124 RPD: L10 SP258928

Features:

UBD Ref: Brisbane - 281 B3 Distance from Property: 3.7km

(m)



Sale Price: **\$2,475,000 (Normal Sale)**Sale Date: 01/07/2024 Days to Sell: **N/A** 

Last Price: Chg %: First Price: Chg %:

### 47 TALINGA DR, PARK RIDGE, QLD 4125



Property Type: House Area: 1.23 ha Area \$/m2: \$158 RPD: L3 RP210931

Features: DECK, STUDY, BUILT IN ROBES, FULLY FENCED

UBD Ref: Brisbane - 260 E17 Distance from Property: 6.4km





Sale Price: \$1,950,000 (Normal Sale)

Sale Date: 31/08/2024 Days to Sell: **22 Days**Last Price: AUCTION Chg %:

First Price: Auction Chg %:

## 102-144 GLEN RD, LOGAN RESERVE, QLD 4133



Property Type: House Area: 5.26 ha Area \$/m2: \$34 RPD: L1 RP25892

Features: CLOSE TO SCHOOLS

UBD Ref: Brisbane - 282 A5 Distance from Property: 4.5km





Sale Price: \$1,800,000 (Agents Advice - Sale)
Sale Date: 25/10/2024 Days to Sell: 266 Days

Last Price: SOLD by Jeroen Chg %: -6.3% First Price: Owner requests all Chg %: -46.4%

#### 279 HOLLOWAY RD, CHAMBERS FLAT, QLD 4133

Also known as: 96-114 SUNGOLD ROAD



Property Type: House Area: 2.28 ha Area \$/m2: \$79 RPD: L5 RP189773

Features: IMPROVEMENTS: SECURE PARKING

UBD Ref: Brisbane - 281 C8 Distance from Property: 2.4km

<sup>28</sup> 🚐

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Sale Price: **\$1,800,000 (Normal Sale)**Sale Date: 11/06/2024 Days to Sell: **26 Days** 

Last Price: Another one SOLD for Chg %:

First Price: Present All Offers Chg %: -10.0%

Prepared on 08/11/2024 by Connorly Church, 0408938778 at Crafted Property. © Property Data Solutions Pty Ltd 2024 (pricefinder.com.au)

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