### **Recent Area Sales Report**

# McGrath



### 6 GIBSON STREET BUDERIM QLD 4556

Prepared on 11th August 2025

#### **Matt Diesel**

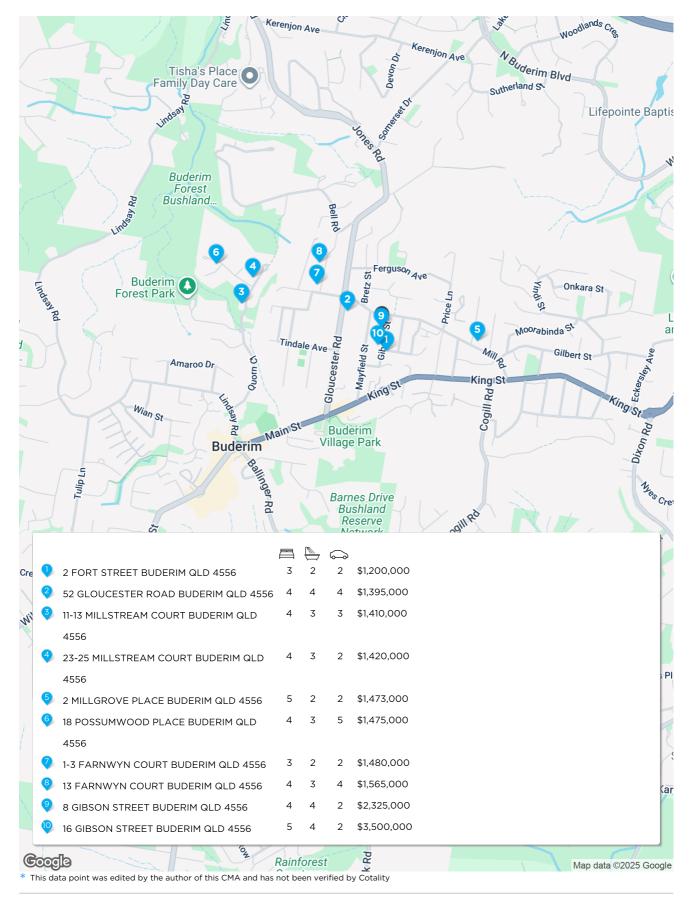
**McGrath Sunshine Coast** 

m: 0412 053 117

mattdiesel@mcgrath.com.au

## McGrath

## **Recent Sales Report**



<sup>©</sup> Copyright 2025. 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

## **Local Area Sales Report**

1 2 FORT STREET BUDERIM QLD 4556

Sold

\$1,200,000



☐ 3 ☐ 2 ☐ 2 ☐ 607m² ☐ 809m²

Year Built 1993 DOM 19

Sold Date 01-Dec-24 Distance 0.14km

First Listing Offers Over \$ 1,200,000

Last Listing Offers Over \$ 1,200,000



Sold

\$1,395,000



Year Built 1980 DOM 19

Sold Date 02-Aug-25 Distance 0.19km

First Listing Auction Onsite Saturday August 2 at 9am

Last Listing SOLD AT AUCTION

3 11-13 MILLSTREAM COURT BUDERIM QLD 4556

Sold

\$1,410,000



First Listing Contact Agent

A ⊕ 3 ⇔ 3 □ 1,069m² □ 
Year Built - DOM 26

Sold Date 06-Mar-25 Distance 0.73km

Last Listing Contact Agent

4 23-25 MILLSTREAM COURT BUDERIM QLD 4556

Sold

\$1,420,000



## A 3 2 2 244m²

Year Built - DOM 24

Sold Date 31-Jul-25 Distance 0.7km

First Listing Auction

Last Listing Sold by Nathan Nicholl & Steve Kane

5 2 MILLGROVE PLACE BUDERIM QLD 4556

Sold

\$1,473,000



Year Built 2001 DOM 21

Sold Date 16-Jun-25 Distance 0.5km

First Listing Contact Agent

Last Listing Contact Agent

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

## McGrath

## Local Area Sales Report

18 POSSUMWOOD PLACE BUDERIM QLD 4556

Sold \$1,475,000



 □ 4
 □ 3
 □ 5
 □ 810m²
 □ 

 Year Built
 2001
 DOM
 24

 Sold Date
 03-May-25
 Distance
 0.9km

First Listing Auction

Last Listing Auction On Site Saturday May 3 at 4pm



Sold \$1,480,000



 ☐ 3 ☐ 2 ☐ 2 ☐ 791m²
 ☐ 167m²

 Year Built
 1995
 DOM 

 Sold Date
 28-Feb-25
 Distance
 0.39km

First Listing -

Last Listing -



Sold \$1,565,000



□ 4□ 3□ 4□ 870m²□ 244m²Year Built1985DOM24Sold Date02-Apr-25Distance0.45kmFirst ListingAuction

Last Listing Sold by Nathan Nicholl & Steve Kane

#### 9 8 GIBSON STREET BUDERIM QLD 4556

Sold \$2,325,000



A ← 4 ← 2 ← 771m²☐ 129m²Year Built 1980DOM 42Sold Date 31-Jan-24Distance 0.02kmFirst Listing FOR SALE

Last Listing UNDER CONTRACT

#### 16 GIBSON STREET BUDERIM QLD 4556

Sold \*\* \$3,500,000



 □ 5
 □ 4
 □ 2
 □ 607m²
 □ 331m²

 Year Built
 2025
 DOM
 22

 Sold Date
 01-Jul-25
 Distance
 0.11km

First Listing FOR SALE

Last Listing UNDER CONTRACT

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



#### Disclaimer

Based on or contains data provided by the State of Queensland (Department of Resources) 2025. 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 CoreLogic ('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. CoreLogic excludes all liability for any loss or damage arising in connection with the Appraisal Amount and/or AVM Estimated Value.

Whilst all reasonable effort is made to ensure the information in this publication is current, CoreLogic does not warrant the accuracy or completeness of the data and information contained in this publication and to the full extent not prohibited by law excludes all liability for any loss or damage arising in connection with the data and information contained in this publication.