

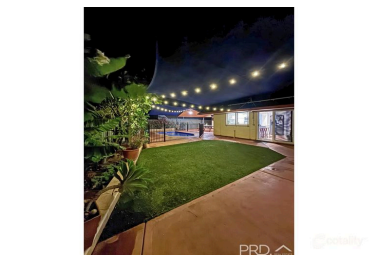
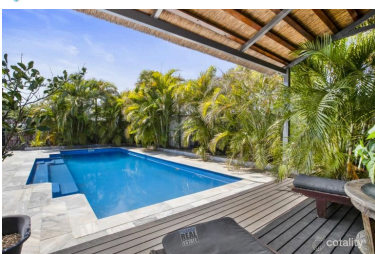


## Comparable Sales

1	51 ANDOVER WAY BULGARRA WA 6714	Sold	\$854,500
	<p> <span>🏠 4</span> <span>🚗 2</span> <span>🚘 1</span> <span>📏 701m<sup>2</sup></span> <span>📏 124m<sup>2</sup></span>                      Year Built 1975 DOM 71                      Sold Date 20-Nov-25 Distance 0.58km                      First Listing Now Selling                      Last Listing Current Bid \$840,000 - RESERVE MET!                 </p>		
2	37 ANDOVER WAY BULGARRA WA 6714	Sold	\$860,000
	<p> <span>🏠 4</span> <span>🚗 2</span> <span>🚘 2</span> <span>📏 702m<sup>2</sup></span> <span>📏 147m<sup>2</sup></span>                      Year Built 1977 DOM 69                      Sold Date 26-Sep-25 Distance 0.44km                      First Listing Now Selling                      Last Listing Final Winning Bid \$860,000                 </p>		
3	28 HANCOCK WAY BULGARRA WA 6714	Sold	\$890,000
	<p> <span>🏠 4</span> <span>🚗 1</span> <span>🚘 4</span> <span>📏 734m<sup>2</sup></span> <span>📏 159m<sup>2</sup></span>                      Year Built 1974 DOM 11                      Sold Date 24-Oct-25 Distance 0.84km                      First Listing \$890,000                      Last Listing SOLD by PRD.                 </p>		
4	24 MCKENZIE WAY BULGARRA WA 6714	Sold	\$910,000
	<p> <span>🏠 3</span> <span>🚗 2</span> <span>🚘 2</span> <span>📏 956m<sup>2</sup></span> <span>📏 146m<sup>2</sup></span>                      Year Built 1974 DOM 100                      Sold Date 21-Nov-25 Distance 0.77km                      First Listing Mid-High \$800,000's                      Last Listing Under Contract                 </p>		

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

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