

## Comparing Selling Prices to Current Valuations

### Hillsborough

**April 2021**

No	Street Address	Sale Price	Sale Date	CV	Variation
20	Goodall Street	\$1,770,000	15-Apr-21	\$1,200,000	<b>48%</b>
315	Hillsborough Road	\$1,650,000	21-Apr-21	\$1,100,000	<b>50%</b>
3 B	Olsen Avenue	\$1,250,000	21-Apr-21	\$1,050,000	<b>19%</b>
103 B	Hendry Avenue	\$1,091,000	28-Apr-21	\$850,000	<b>28%</b>
81 A	Carlton Street	\$980,000	29-Apr-21	\$1,050,000	<b>-7%</b>
3/383	Hillsborough Road	\$970,000	6-Apr-21	\$800,000	<b>21%</b>
164 A	Hillsborough Road	\$950,000	22-Apr-21	\$850,000	<b>12%</b>
9/23 B	Hillsborough Road	\$585,684	14-Apr-21	\$570,000	<b>3%</b>
		<b>\$9,246,684</b>		<b>\$7,470,000</b>	<b>24%</b>

Number of Sales 8

Number sales below QV 1

*While every effort has been made to ensure that the property information is accurate we recommend that before relying on this information you seek independent advice. Source: Various Industry related websites.*