

# **SALES REPORT**

POORAKA 5095

# Sales Map



Prepared on 03/08/2020 by Max de Meyrick, 0400 745 196 at Weeks & Macklin Real Estate. © Property Data Solutions Pty Ltd 2020 (pricfinder.com.au)

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# Sales Search Report - Image Report

## Search Criteria

**Locality:** POORAKA  
**Postcode:** 5095

**Sale Date:** 01/05/2020 to 03/08/2020  
**Sale Price:** Any  
**Land Size:** Any  
**Attributes:** Any  
**Property Type:** Any

## Search Summary

Records: 36

	Price	Days	Area
<b>Lowest</b>	\$ 0	21	106 m <sup>2</sup>
<b>Highest</b>	\$ 1,480,000	332	16,460 m <sup>2</sup>
<b>Average</b>	\$ 301,356	90	933 m <sup>2</sup>
<b>Median</b>	\$ 317,500	68	448 m <sup>2</sup>



### 1/9 BARLI ST, POORAKA, SA 5095

UBD Ref: Adelaide - 82 Q15 3 1 1



**Property Type:** Unit  
**Area:** 217 m<sup>2</sup>  
**Area \$/m2:**  
**RPD:** F801//C40211

**Features:**

**Sale Price:** Price Withheld (Agents Advice - Sale)  
**Sale Date:** 28/07/2020 **Days to Sell:** 153 Days  
**Last Price:** \$329,950 - \$349,950 **Chg %:**  
**First Price:** \$329,950 - \$349,950 **Chg %:**



### 30 STEEN CRES, POORAKA, SA 5095

UBD Ref: Adelaide - 82 Q11 4 2 3



**Property Type:** House  
**Area:** 595 m<sup>2</sup> (169 m<sup>2</sup>)  
**Area \$/m2:** \$901(\$3,172)  
**RPD:** AL735//D39918

**Features:** BUILD YR: 1995, WALL TYPE: BRICK, ROOF TYPE: TILED (TERRA COTTA OR CEMENT), STYLE: RANCH, STOREYS: 1

**Sale Price:** \$536,000 (Normal Sale)  
**Sale Date:** 24/07/2020 **Days to Sell:** 57 Days  
**Last Price:** \$529,000 - \$549,000 **Chg %:**  
**First Price:** \$529,000 - \$549,000 **Chg %:**



### 1/35 SCOTT ST, POORAKA, SA 5095

UBD Ref: Adelaide - 94 K1 2 1 1



**Property Type:** Unit  
**Area:** 237 m<sup>2</sup> (103 m<sup>2</sup>)  
**Area \$/m2:** \$1,329(\$3,058)  
**RPD:** FL1//C25416

**Features:** BUILD YR: 2009, WALL TYPE: RENDERED, ROOF TYPE: GALVANISED IRON, STYLE: CONVENTIONAL, STOREYS: 2

**Sale Price:** \$315,000 (Normal Sale)  
**Sale Date:** 24/07/2020 **Days to Sell:** 43 Days  
**Last Price:** \$315,000 - \$335,000 **Chg %:**  
**First Price:** \$315,000 - \$335,000 **Chg %:**



### BARAKOOLA ST, POORAKA, SA 5095

- - -



Photo not available

**Property Type:** Vacant Land  
**Area:** 213 m<sup>2</sup>  
**Area \$/m2:** \$728  
**RPD:** AL742//D123667

**Features:** STOREYS: 1

**Sale Price:** \$155,000 (Normal Sale)  
**Sale Date:** 22/07/2020 **Days to Sell:** N/A  
**Last Price:** **Chg %:**  
**First Price:** **Chg %:**



**38 WHEELER AVE, POORAKA, SA 5095**

UBD Ref: Adelaide - 82 Q13 3 2 1



**Property Type:** House  
**Area:** 300 m<sup>2</sup> (128 m<sup>2</sup>)  
**Area \$/m2:** \$1,150(\$2,695)  
**RPD:** AL624//D38841

**Sale Price:** **\$345,000 (Normal Sale)**  
**Sale Date:** 17/07/2020 **Days to Sell:** **66 Days**  
**Last Price:** \$340,000 - \$360,000 **Chg %:**  
**First Price:** \$340,000 - \$360,000 **Chg %:**

**Features:** BUILD YR: 1994, WALL TYPE: BRICK, ROOF TYPE: TILED (TERRA COTTA OR CEMENT), STYLE: SINGLE FRONTED COTTAGE/VILLA, STOREYS: 1



**3/7 JEAN ST, POORAKA, SA 5095**

UBD Ref: Adelaide - 94 N2 2 1 2



**Property Type:** Unit  
**Area:** 106 m<sup>2</sup> (72 m<sup>2</sup>)  
**Area \$/m2:** \$1,957(\$2,889)  
**RPD:** UN3//S2424

**Sale Price:** **\$208,000 (Normal Sale)**  
**Sale Date:** 10/07/2020 **Days to Sell:** **71 Days**  
**Last Price:** UNDER **Chg %:**  
**First Price:** \$199,000 to \$218,000 **Chg %:**

**Features:** BUILD YR: 1976, WALL TYPE: BRICK, ROOF TYPE: TILED (TERRA COTTA OR CEMENT), STYLE: CONVENTIONAL, STOREYS: 1



**15 WHEELER AVE, POORAKA, SA 5095**

UBD Ref: Adelaide - 82 Q12 4 2 2



**Property Type:** House  
**Area:** 540 m<sup>2</sup> (170 m<sup>2</sup>)  
**Area \$/m2:** \$880(\$2,794)  
**RPD:** AL127//D36810

**Sale Price:** **\$475,000 (Normal Sale)**  
**Sale Date:** 10/07/2020 **Days to Sell:** **77 Days**  
**Last Price:** UNDER CONTRACT **Chg %:**  
**First Price:** \$460,000 - \$490,000 **Chg %:**

**Features:** BUILD YR: 1993, WALL TYPE: BRICK, ROOF TYPE: TILED (TERRA COTTA OR CEMENT), STYLE: CONVENTIONAL, STOREYS: 1



**16 MUSICKA AVE, POORAKA, SA 5095**

UBD Ref: Adelaide - 83 A11 3 2 1



**Property Type:** House  
**Area:** 300 m<sup>2</sup> (136 m<sup>2</sup>)  
**Area \$/m2:** \$0(\$0)  
**RPD:** A6//D67767

**Sale Price:** **\$0 (Agents Advice - Sale)**  
**Sale Date:** 08/07/2020 **Days to Sell:** **21 Days**  
**Last Price:** UNDER CONTRACT - **Chg %:**  
**First Price:** UNDER CONTRACT - **Chg %:**

**Features:** BUILD YR: 2007, WALL TYPE: BLUESTONE; SLATE TILE, ROOF TYPE: GALVANISED IRON, STYLE: CONVENTIONAL, STOREYS: 1



**141 MONTAGUE RD, POORAKA, SA 5095**

UBD Ref: Adelaide - 83 B14 - - -



**Property Type:** House  
**Area:** 706 m<sup>2</sup> (107 m<sup>2</sup>)  
**Area \$/m2:** \$0(\$0)  
**RPD:** AL87//D6793

**Sale Price:** **\$0 (No Consideration)**  
**Sale Date:** 07/07/2020 **Days to Sell:** **N/A**  
**Last Price:** **Chg %:**  
**First Price:** **Chg %:**

**Features:** BUILD YR: 1964, WALL TYPE: BRICK, ROOF TYPE: TILED (TERRA COTTA OR CEMENT), STYLE: CONVENTIONAL, STOREYS: 1





**18/16 RESEARCH RD, POORAKA, SA 5095**

UBD Ref: Adelaide - 83 B9 - - -



Property Type: Commercial  
Area: 630 m<sup>2</sup> (607 m<sup>2</sup>)  
Area \$/m2: \$872(\$906)  
RPD: UN18//S8150

Sale Price: **\$550,000 (Normal Sale)**  
Sale Date: 03/07/2020 Days to Sell: **N/A**  
Last Price: Chg %:  
First Price: Chg %:

Features: BUILD YR: 1990, WALL TYPE: STEEL FRAMED & BLOCK, ROOF TYPE: STEEL DECKING, STOREYS: 1



**75 PRATT AVE, POORAKA, SA 5095**

UBD Ref: Adelaide - 94 N2 3 2 1



Property Type: House  
Area: 500 m<sup>2</sup>  
Area \$/m2: \$868  
RPD: AL103//D116227

Sale Price: **\$434,000 (Normal Sale)**  
Sale Date: 03/07/2020 Days to Sell: **66 Days**  
Last Price: \$440k - \$460k Chg %:  
First Price: \$440k - \$460k Chg %:

Features: STOREYS: 1



**2 RIVETT PL, POORAKA, SA 5095**

UBD Ref: Adelaide - 82 N12 3 2 2



Property Type: House  
Area: 445 m<sup>2</sup> (129 m<sup>2</sup>)  
Area \$/m2: \$888(\$3,062)  
RPD: AL510//D37984

Sale Price: **\$395,000 (Normal Sale)**  
Sale Date: 02/07/2020 Days to Sell: **83 Days**  
Last Price: UNDER CONTRACT BY Chg %:  
First Price: \$399,000 - \$429,000 Chg %: **-1.0%**

Features: BUILD YR: 1994, WALL TYPE: BRICK, ROOF TYPE: TILED (TERRA COTTA OR CEMENT), STYLE: SINGLE FRONTED COTTAGE/VILLA, STOREYS: 1



**853 MAIN NORTH RD, POORAKA, SA 5095**

UBD Ref: Adelaide - 82 K16 3 1 1



Property Type: House  
Area: 897 m<sup>2</sup> (127 m<sup>2</sup>)  
Area \$/m2: \$0(\$0)  
RPD: AL91//F113100

Sale Price: **\$0 (No Consideration)**  
Sale Date: 01/07/2020 Days to Sell: **N/A**  
Last Price: Chg %:  
First Price: Chg %:

Features: BUILD YR: 1955, WALL TYPE: BRICK, ROOF TYPE: TILED (TERRA COTTA OR CEMENT), STYLE: CONVENTIONAL, STOREYS: 1



**865 MAIN NORTH RD, POORAKA, SA 5095**

UBD Ref: Adelaide - 82 L15 - - -



Property Type: Commercial  
Area: 1,451 m<sup>2</sup> (314 m<sup>2</sup>)  
Area \$/m2: \$0(\$0)  
RPD: AL85//F113194

Sale Price: **\$0 (No Consideration)**  
Sale Date: 30/06/2020 Days to Sell: **N/A**  
Last Price: Chg %:  
First Price: Chg %:

Features: STOREYS: 1



**3/8 JEAN ST, POORAKA, SA 5095**

UBD Ref: Adelaide - 94 P2 2 1 1



**Property Type:** Unit  
**Area:** 193 m<sup>2</sup> (91 m<sup>2</sup>)  
**Area \$/m2:** \$0(\$0)  
**RPD:** UN3//S13680

**Sale Price:** \$0 (Nils And Wills)  
**Sale Date:** 26/06/2020 **Days to Sell:** N/A  
**Last Price:** **Chg %:**  
**First Price:** **Chg %:**

**Features:** BUILD YR: 1995, WALL TYPE: BRICK, ROOF TYPE: TILED (TERRA COTTA OR CEMENT), STYLE: CONVENTIONAL, STOREYS: 1



**29 RESEARCH RD, POORAKA, SA 5095**

UBD Ref: Adelaide - 83 A9 - - -



**Property Type:** Commercial  
**Area:** 1.65 ha (6,108 m<sup>2</sup>)  
**Area \$/m2:** \$90(\$242)  
**RPD:** AL52//D29493

**Sale Price:** \$1,480,000 (Normal Sale)  
**Sale Date:** 25/06/2020 **Days to Sell:** N/A  
**Last Price:** **Chg %:**  
**First Price:** **Chg %:**

**Features:** BUILD YR: 2001, WALL TYPE: STEEL FRAMED & IRON, ROOF TYPE: STEEL DECKING, STOREYS: 1



**2 WOOLEEN AVE, POORAKA, SA 5095**

UBD Ref: Adelaide - 94 N1 5 2 2



**Property Type:** House  
**Area:** 694 m<sup>2</sup> (148 m<sup>2</sup>)  
**Area \$/m2:** \$605(\$2,838)  
**RPD:** AL206//D6950

**Sale Price:** \$420,000 (Normal Sale)  
**Sale Date:** 19/06/2020 **Days to Sell:** 79 Days  
**Last Price:** \$425,000 - \$465,000 **Chg %:** -1.2%  
**First Price:** \$425,000 - \$465,000 **Chg %:** -1.2%

**Features:** BUILD YR: 1964, WALL TYPE: BRICK, ROOF TYPE: TILED (TERRA COTTA OR CEMENT), STYLE: CONVENTIONAL, STOREYS: 1



**20 CURBUR AVE, POORAKA, SA 5095**

UBD Ref: Adelaide - 82 Q16 3 1 1



**Property Type:** House  
**Area:** 563 m<sup>2</sup> (116 m<sup>2</sup>)  
**Area \$/m2:** \$675(\$3,276)  
**RPD:** AL60//D8238

**Sale Price:** \$380,000 (Normal Sale)  
**Sale Date:** 19/06/2020 **Days to Sell:** 51 Days  
**Last Price:** \$369,000 - \$399,000 **Chg %:**  
**First Price:** \$369,000 - \$399,000 **Chg %:**

**Features:** BUILD YR: 1966, WALL TYPE: BRICK, ROOF TYPE: TILED (TERRA COTTA OR CEMENT), STYLE: CONVENTIONAL, STOREYS: 1



**8 CARR ST, POORAKA, SA 5095**

UBD Ref: Adelaide - 83 A15 3 1 4



**Property Type:** House  
**Area:** 689 m<sup>2</sup> (109 m<sup>2</sup>)  
**Area \$/m2:** \$479(\$3,028)  
**RPD:** AL48//D6865

**Sale Price:** \$330,000 (Normal Sale)  
**Sale Date:** 18/06/2020 **Days to Sell:** N/A  
**Last Price:** \$330,000 **Chg %:**  
**First Price:** \$330,000 **Chg %:**

**Features:** BUILD YR: 1963, WALL TYPE: BRICK, ROOF TYPE: TILED (TERRA COTTA OR CEMENT), STYLE: CONVENTIONAL, STOREYS: 1



**20 ELDER AVE, POORAKA, SA 5095**

UBD Ref: Adelaide - 83 B14 3 1 3



Property Type: House  
Area: 378 m<sup>2</sup> (101 m<sup>2</sup>)  
Area \$/m<sup>2</sup>: \$190(\$711)  
RPD: A38//D75441

Sale Price: **\$71,800 (Agents Advice - Sale)**  
Sale Date: 16/06/2020 Days to Sell: **60 Days**  
Last Price: Price Upon Application Chg %: **-78.9%**  
First Price: \$369,000 Chg %: **-78.9%**

Features:



**20 ELDER AVE, POORAKA, SA 5095**

UBD Ref: Adelaide - 83 B14 3 1 3



Property Type: House  
Area: 378 m<sup>2</sup> (101 m<sup>2</sup>)  
Area \$/m<sup>2</sup>: \$950(\$3,554)  
RPD: AL38//D75441

Sale Price: **\$359,000 (Normal Sale)**  
Sale Date: 16/06/2020 Days to Sell: **60 Days**  
Last Price: Price Upon Application Chg %:  
First Price: \$369,000 Chg %:

Features: BUILD YR: 1962, WALL TYPE: BRICK, ROOF TYPE: TILED (TERRA COTTA OR CEMENT), STYLE: CONVENTIONAL, STOREYS: 1



**27 SCOTT ST, POORAKA, SA 5095**

UBD Ref: Adelaide - 94 K1 - - -



Property Type: House  
Area: 1,000 m<sup>2</sup> (135 m<sup>2</sup>)  
Area \$/m<sup>2</sup>: \$463(\$3,430)  
RPD: AL39//D2865

Sale Price: **\$463,000 (Normal Sale)**  
Sale Date: 15/06/2020 Days to Sell: **N/A**  
Last Price: Chg %:  
First Price: Chg %:

Features: BUILD YR: 1965, WALL TYPE: BRICK, ROOF TYPE: TILED (TERRA COTTA OR CEMENT), STYLE: CONVENTIONAL, STOREYS: 1



**5 ADALUMA AVE, POORAKA, SA 5095**

UBD Ref: Adelaide - 82 L16 3 1 2



Property Type: House  
Area: 584 m<sup>2</sup> (125 m<sup>2</sup>)  
Area \$/m<sup>2</sup>: \$647(\$3,024)  
RPD: AL3//D7404

Sale Price: **\$378,000 (Normal Sale)**  
Sale Date: 12/06/2020 Days to Sell: **63 Days**  
Last Price: Price Guide \$369,000 to Chg %:  
First Price: Price Guide \$369,000 to Chg %:

Features: BUILD YR: 1964, WALL TYPE: BRICK, ROOF TYPE: TILED (TERRA COTTA OR CEMENT), STYLE: CONVENTIONAL, STOREYS: 1



**21 MITCHINSON GR, POORAKA, SA 5095**

UBD Ref: Adelaide - 82 Q11 3 1 1



Property Type: House  
Area: 301 m<sup>2</sup> (118 m<sup>2</sup>)  
Area \$/m<sup>2</sup>: \$1,106(\$2,822)  
RPD: AL730//D39918

Sale Price: **\$333,000 (Normal Sale)**  
Sale Date: 12/06/2020 Days to Sell: **63 Days**  
Last Price: \$329,000 - \$349,000 Chg %:  
First Price: \$339,000 - \$359,000 Chg %: **-1.8%**

Features: BUILD YR: 1995, WALL TYPE: BRICK, ROOF TYPE: GALVANISED IRON, STYLE: SINGLE FRONTED COTTAGE/VILLA, STOREYS: 1





**54 MURIEL DR, POORAKA, SA 5095**

UBD Ref: Adelaide - 83 A16 3 1 1



Property Type: House  
Area: 326 m<sup>2</sup> (195 m<sup>2</sup>)  
Area \$/m<sup>2</sup>: \$951(\$1,590)  
RPD: FL1//C24982

Sale Price: **\$310,000 (Normal Sale)**  
Sale Date: 12/06/2020 Days to Sell: **227 Days**  
Last Price: Contact Agent Chg %:  
First Price: Auction Thursday 14th Chg %:

Features: BUILD YR: 1961, WALL TYPE: BRICK, ROOF TYPE: TILED (TERRA COTTA OR CEMENT), STYLE: CONVENTIONAL, STOREYS: 1



**22 RAINS DR, POORAKA, SA 5095**

UBD Ref: Adelaide - 83 C13 - - -



Property Type: Vacant Land  
Area: 240 m<sup>2</sup>  
Area \$/m<sup>2</sup>: \$604  
RPD: AL101//D122370

Sale Price: **\$145,000 (Normal Sale)**  
Sale Date: 09/06/2020 Days to Sell: **N/A**  
Last Price: Chg %:  
First Price: Chg %:

Features: STOREYS: 1



**11 LOCK CRES, POORAKA, SA 5095**

UBD Ref: Adelaide - 83 C13 3 1 -



Property Type: House  
Area: 708 m<sup>2</sup> (105 m<sup>2</sup>)  
Area \$/m<sup>2</sup>: \$459(\$3,095)  
RPD: AL103//D18258

Sale Price: **\$325,000 (Normal Sale)**  
Sale Date: 09/06/2020 Days to Sell: **103 Days**  
Last Price: \$280,000 Chg %:  
First Price: \$280,000 Chg %:

Features: BUILD YR: 1986, WALL TYPE: BRICK, ROOF TYPE: TILED (TERRA COTTA OR CEMENT), STYLE: SAHT CONVENTIONAL, STOREYS: 1



**97 ROYAL AVE, POORAKA, SA 5095**

UBD Ref: Adelaide - 94 N3 5 1 1



Property Type: House  
Area: 571 m<sup>2</sup> (117 m<sup>2</sup>)  
Area \$/m<sup>2</sup>: \$604(\$2,949)  
RPD: AL4//D8312

Sale Price: **\$345,000 (Normal Sale)**  
Sale Date: 05/06/2020 Days to Sell: **92 Days**  
Last Price: UNDER CONTRACT Chg %: **-1.1%**  
First Price: Auction \$375,000 Chg %: **-8.0%**

Features: BUILD YR: 1970, WALL TYPE: BRICK, ROOF TYPE: TILED (TERRA COTTA OR CEMENT), STYLE: CONVENTIONAL, STOREYS: 1



**39 PRISCILLA RD, POORAKA, SA 5095**

UBD Ref: Adelaide - 94 Q1 - - -



Property Type: House  
Area: 721 m<sup>2</sup> (129 m<sup>2</sup>)  
Area \$/m<sup>2</sup>: \$191(\$1,066)  
RPD: AL65//D6465

Sale Price: **\$137,500 (Normal Sale)**  
Sale Date: 05/06/2020 Days to Sell: **N/A**  
Last Price: Chg %:  
First Price: Chg %:

Features: BUILD YR: 1962, WALL TYPE: BRICK, ROOF TYPE: GALVANISED IRON, STYLE: CONVENTIONAL, STOREYS: 1





**1/7 QUINLIVAN RD, POORAKA, SA 5095**

UBD Ref: Adelaide - 82 Q14 3 2 1



Property Type: Unit  
Area: 336 m<sup>2</sup> (126 m<sup>2</sup>)  
Area \$/m<sup>2</sup>: \$953(\$2,540)  
RPD: UN1//S13486

Sale Price: **\$320,000 (Normal Sale)**  
Sale Date: 05/06/2020 Days to Sell: **44 Days**  
Last Price: \$299,950 - \$324,950 Chg %:  
First Price: \$299,950 - \$324,950 Chg %:

Features: BUILD YR: 1989, WALL TYPE: BRICK, ROOF TYPE: TILED (TERRA COTTA OR CEMENT), STYLE: CONVENTIONAL, STOREYS: 1



**34 LARSSON ST, POORAKA, SA 5095**

UBD Ref: Adelaide - 82 Q12 - - -



Property Type: House  
Area: 450 m<sup>2</sup> (161 m<sup>2</sup>)  
Area \$/m<sup>2</sup>: \$428(\$1,196)  
RPD: AL415//D36248

Sale Price: **\$192,500 (Normal Sale)**  
Sale Date: 02/06/2020 Days to Sell: **N/A**  
Last Price: Chg %:  
First Price: Chg %:

Features: BUILD YR: 1993, WALL TYPE: BRICK, ROOF TYPE: TILED (TERRA COTTA OR CEMENT), STYLE: CONVENTIONAL, STOREYS: 1



**21 HUGHES CRES, POORAKA, SA 5095**

UBD Ref: Adelaide - 82 Q11 3 2 1



Property Type: House  
Area: 650 m<sup>2</sup> (145 m<sup>2</sup>)  
Area \$/m<sup>2</sup>: \$0(\$0)  
RPD: AL352//D36248

Sale Price: **\$0 (No Consideration)**  
Sale Date: 29/05/2020 Days to Sell: **N/A**  
Last Price: Chg %:  
First Price: Chg %:

Features: BUILD YR: 1993, WALL TYPE: BRICK, ROOF TYPE: TILED (TERRA COTTA OR CEMENT), STYLE: CONVENTIONAL, STOREYS: 1



**5/25 ROYAL AVE, POORAKA, SA 5095**

UBD Ref: Adelaide - 94 K1 2 1 2



Property Type: Unit  
Area: 179 m<sup>2</sup> (88 m<sup>2</sup>)  
Area \$/m<sup>2</sup>: \$1,505(\$3,068)  
RPD: UN5//S11386

Sale Price: **\$270,000 (Normal Sale)**  
Sale Date: 22/05/2020 Days to Sell: **69 Days**  
Last Price: \$275,000 - \$285,000 Chg %: **-1.8%**  
First Price: \$275,000 - \$285,000 Chg %: **-1.8%**

Features: BUILD YR: 1990, WALL TYPE: BRICK, ROOF TYPE: TILED (TERRA COTTA OR CEMENT), STYLE: CONVENTIONAL, STOREYS: 1



**99 PRATT AVE, POORAKA, SA 5095**

UBD Ref: Adelaide - 94 P2 3 1 2



Property Type: Unit  
Area: 420 m<sup>2</sup> (108 m<sup>2</sup>)  
Area \$/m<sup>2</sup>: \$695(\$2,704)  
RPD: AL47//F2174

Sale Price: **\$292,000 (Normal Sale)**  
Sale Date: 15/05/2020 Days to Sell: **332 Days**  
Last Price: \$300,000 - \$315,000 Chg %: **-1.0%**  
First Price: \$300,000 - \$315,000 Chg %: **-1.0%**

Features: BUILD YR: 1978, WALL TYPE: BRICK, ROOF TYPE: TILED (TERRA COTTA OR CEMENT), STYLE: CONVENTIONAL, STOREYS: 1



**23 DOBSON DR, POORAKA, SA 5095**

UBD Ref: Adelaide - 82 N15 - - -



Property Type: House  
Area: 292 m<sup>2</sup> (109 m<sup>2</sup>)  
Area \$/m<sup>2</sup>: \$973(\$2,606)  
RPD: AL101//D40904

Sale Price: **\$284,000 (Not True Value)**  
Sale Date: 12/05/2020 Days to Sell: **N/A**  
Last Price: Chg %:  
First Price: Chg %:

Features: BUILD YR: 1995, WALL TYPE: BRICK, ROOF TYPE: GALVANISED IRON, STYLE: CONVENTIONAL, STOREYS: 1



**1/29 TRENTON TCE, POORAKA, SA 5095**

UBD Ref: Adelaide - 82 P15 3 1 1



Property Type: Unit  
Area: 306 m<sup>2</sup> (128 m<sup>2</sup>)  
Area \$/m<sup>2</sup>: \$897(\$2,148)  
RPD: UN1//S2425

Sale Price: **\$275,000 (Normal Sale)**  
Sale Date: 05/05/2020 Days to Sell: **97 Days**  
Last Price: \$290,000-\$310,000 Chg %: **-5.2%**  
First Price: \$310,000-\$330,000 Chg %: **-11.3%**

Features: BUILD YR: 1976, WALL TYPE: BRICK, ROOF TYPE: TILED (TERRA COTTA OR CEMENT), STYLE: CONVENTIONAL, STOREYS: 1