PropTrack

Desktop Property Report

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59 SHERWOOD RD, ROCKLEA, QLD 4106



Instructed Address:	59 Sherwood Road, ROCKLEA, QLD 4106
Alias Address:	32 MELBOURNE ST, ROCKLEA, QLD 4106
Loan Reference:	VXJ-000030651679
Contract of Sale Amount:	$880,000
Effective Date:	06 Oct 2026

Property Details

59 SHERWOOD RD, ROCKLEA, QLD 4106

Beds: **3** Baths: **3** Cars: **4**

Property type: **House** Living Area: **130m²** Land Area: **560m²**

Year built: **1950**

Walls: **-**

Roof: **Tile**

Lot/Plan number: **13/RP806369**

LGA/Council: **Brisbane**

Bushfire zone: Not detected

Flood zone: Detected

Heritage overlay: Not detected

Assessment

$880,000

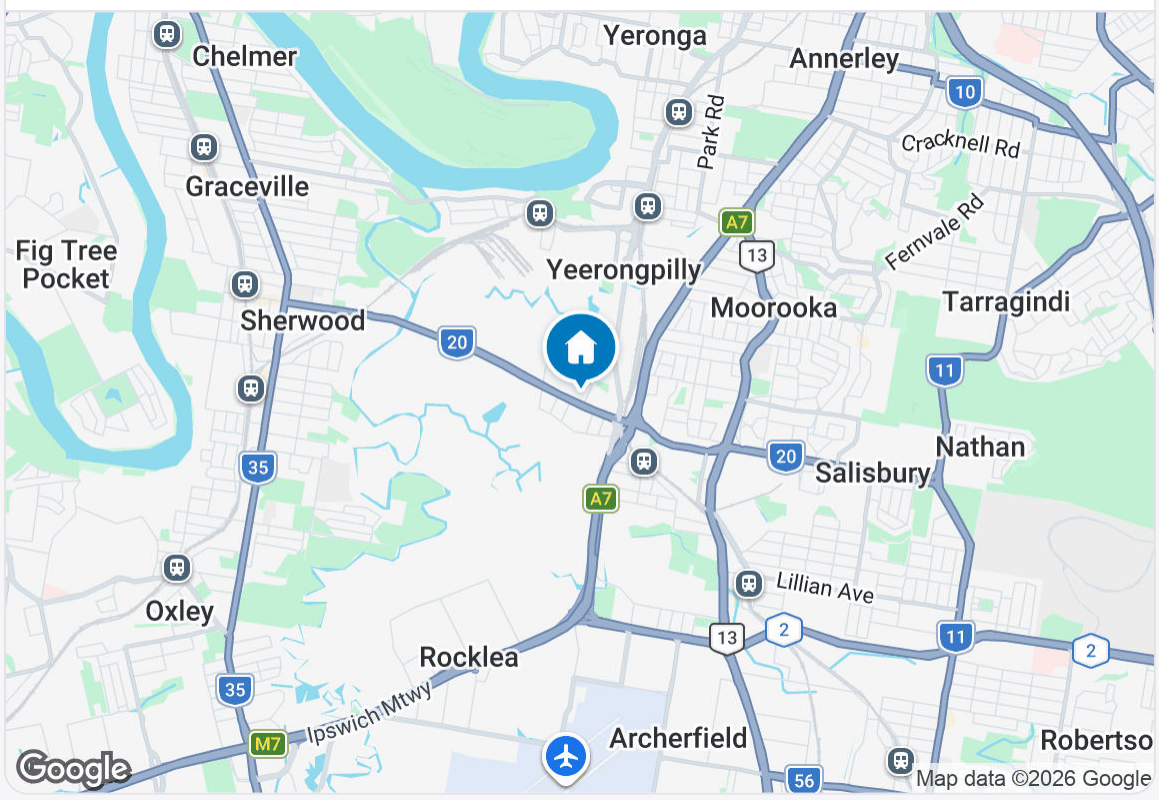
Assessed value

$337,000

Last sale price

Sold on 14/01/2023

Google Maps

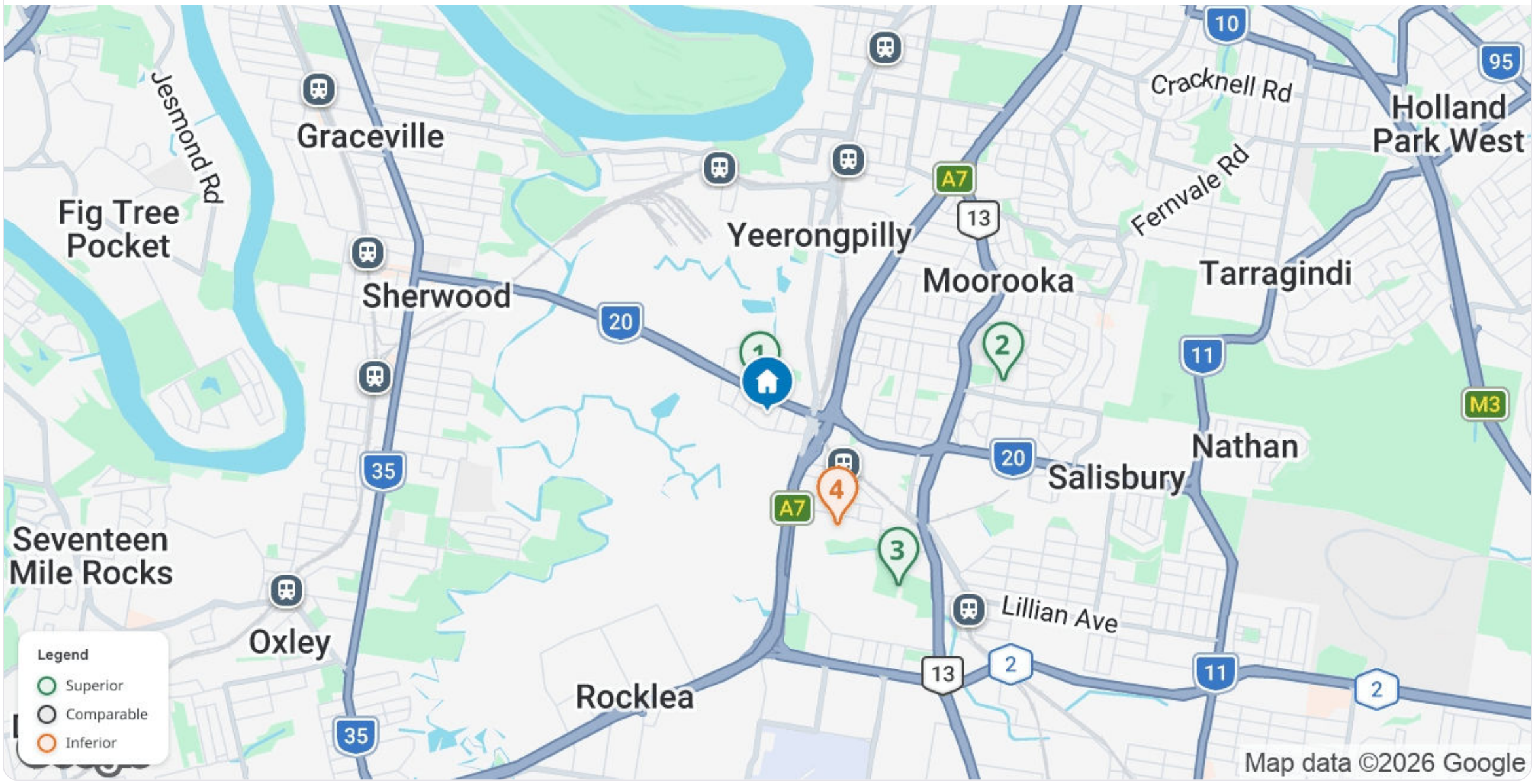


Nearmap Aerial



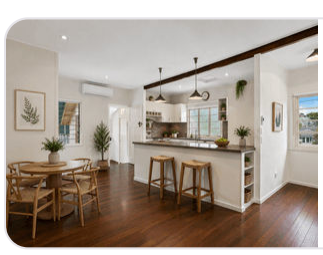
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Chosen Comparables



Valuer's selection	Sale price	Sale date	Sale Type	Year built	Distance

Superior

2		35 CURREY AVE, MOOROOKA, QLD 4105 Beds: 3 Baths: 1 Cars: 4 House Living Area: - Land Area: 637m²	$947,000	25 Jun 2026	Settled	1980	1679m
3		67 BALE ST, ROCKLEA, QLD 4106 Beds: 4 Baths: 2 Cars: 3 House Living Area: - Land Area: 607m²	$910,000	02 Aug 2026	Settled	-	1704m
1		62 SHERWOOD RD, ROCKLEA, QLD 4106 Beds: 3 Baths: 1 Cars: 4 House Living Area: - Land Area: 692m²	$900,000	20 Jul 2026	Settled	-	62m

Inferior

4		15 CORELLA ST, ROCKLEA, QLD 4106 Beds: 3 Baths: 1 Cars: 2 House Living Area: 80m² Land Area: 607m²	$840,000	30 May 2026	Settled	-	1114m

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Photo Gallery



Neighbourhood Description

An old established mixed use area containing older houses and well established commercial or industrial buildings.

Land/Site Description

Generally regular in shape and level in contour with good access via bitumen road construction and constructed kerbs.

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Valuation Details

Firm:	CBRE Residential Valuations - Queensland
Email:	-
Postal Address:	-

Instructions

Lender:	Bankwest
Loan Ref:	VXJ-000030651679
Postal Address:	300 Murray Street PERTH 6000

Additional Comments

-

PropTrack Desktop Assessment

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The assessed value of the property which is the subject of this report:

1. is the valuer's estimated approximate market value of the property as at the report date, assuming vacant possession;
2. is not definitive;
3. has been given without the benefit of a physical inspection of the property; and
4. is dependent on the adequacy and accuracy of the information made available to the valuer for the purposes of conducting the valuation.
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