

Comparing Selling Prices to Current Valuations

Harcourts
Charlton Realty Ltd

June 2019 - Mt Eden

| Road Name | Sale Price | Sale Date | CV | Variation |
|--|---------------|------------|--------------|-----------|
| 22/49 Esplanade Road, Mount Eden, Auckland | \$ 418,750 | 21/06/2019 | \$ 470,000 | -11% |
| 4/341 Mount Eden Road, Mount Eden, Auckland | \$ 550,000 | 12/06/2019 | \$ 550,000 | 0% |
| 1/12 Rautangi Road, Mount Eden, Auckland | \$ 582,000 | 28/06/2019 | \$ 700,000 | -17% |
| 1/400 Mount Eden Road, Mount Eden, Auckland | \$ 630,000 | 7/06/2019 | \$ 560,000 | 13% |
| 8/12 Rautangi Road, Mount Eden, Auckland | \$ 630,000 | 11/06/2019 | \$ 760,000 | -17% |
| 19/22 Normanby Road, Mount Eden, Auckland | \$ 648,000 | 26/06/2019 | \$ 570,000 | 14% |
| 13/25 Rossmay Terrace, Mount Eden, Auckland | \$ 657,000 | 17/06/2019 | \$ 680,000 | -3% |
| 2/63 Landscape Road, Mount Eden, Auckland | \$ 675,000 | 14/06/2019 | \$ 690,000 | -2% |
| 4/15 View Road, Mount Eden, Auckland | \$ 680,000 | 12/06/2019 | \$ 650,000 | 5% |
| 19/25 Rossmay Terrace, Mount Eden, Auckland | \$ 682,000 | 18/06/2019 | \$ 680,000 | 0% |
| 5/12 Telford Avenue, Mount Eden, Auckland | \$ 698,000 | 6/06/2019 | \$ 730,000 | -4% |
| 1/6 Eldon Road, Mount Eden, Auckland | \$ 770,000 | 6/06/2019 | \$ 820,000 | -6% |
| 4/10 Marsden Avenue, Mount Eden, Auckland | \$ 780,000 | 27/06/2019 | \$ 790,000 | -1% |
| 872 Dominion Road, Mount Eden, Auckland | \$ 1,190,000 | 21/06/2019 | \$ 2,525,000 | -53% |
| 69 Calgary Street, Mount Eden, Auckland | \$ 1,197,000 | 12/06/2019 | \$ 1,260,000 | -5% |
| 83 Calgary Street, Mount Eden, Auckland | \$ 1,357,000 | 5/06/2019 | \$ 1,380,000 | -2% |
| 41 Edenvale Crescent, Mount Eden, Auckland | \$ 1,357,000 | 7/06/2019 | \$ 1,575,000 | -14% |
| 46 A Woodside Road, Mount Eden, Auckland | \$ 1,420,000 | 12/06/2019 | \$ 1,500,000 | -5% |
| 14 Wynyard Road, Mount Eden, Auckland | \$ 1,495,000 | 4/06/2019 | \$ 1,425,000 | 5% |
| 12 A Bellwood Avenue, Mount Eden, Auckland | \$ 1,518,000 | 12/06/2019 | \$ 1,600,000 | -5% |
| 50 Saint Leonards Road, Mount Eden, Auckland | \$ 1,525,000 | 5/06/2019 | \$ 1,750,000 | -13% |
| 114 Peary Road, Mount Eden, Auckland | \$ 1,580,000 | 20/06/2019 | \$ 1,650,000 | -4% |
| 16 Glenalmond Road, Mount Eden, Auckland | \$ 1,580,000 | 1/06/2019 | \$ 1,975,000 | -20% |
| 25 King Edward Street, Mount Eden, Auckland | \$ 1,740,000 | 2/06/2019 | \$ 1,750,000 | -1% |
| 3 Conway Road, Mount Eden, Auckland | \$ 1,800,000 | 27/06/2019 | \$ 2,050,000 | -12% |
| 69 C Bellevue Road, Mount Eden, Auckland | \$ 1,825,000 | 27/06/2019 | \$ 1,975,000 | -8% |
| 48 Edenvale Crescent, Mount Eden, Auckland | \$ 1,955,000 | 7/06/2019 | \$ 1,750,000 | 12% |
| 1 Glenalmond Road, Mount Eden, Auckland | \$ 2,128,888 | 25/06/2019 | \$ 2,400,000 | -11% |
| 2 B Ellerton Road, Mount Eden, Auckland | \$ 2,132,000 | 14/06/2019 | \$ 2,000,000 | 7% |
| 6 Woodford Road, Mount Eden, Auckland | \$ 2,300,000 | 7/06/2019 | \$ 2,050,000 | 12% |
| 15 Atanga Avenue, Mount Eden, Auckland | \$ 2,360,000 | 1/06/2019 | \$ 2,300,000 | 3% |
| 14 Kenyon Avenue, Mount Eden, Auckland | \$ 3,155,000 | 7/06/2019 | \$ 2,950,000 | 7% |
| 24 Kenyon Avenue, Mount Eden, Auckland | \$ 4,600,000 | 5/06/2019 | \$ 4,550,000 | 1% |
| 9 Bourne Street, Mount Eden, Auckland | \$ 9,500,000 | 13/06/2019 | \$ 8,400,000 | 13% |
| | \$ 56,115,638 | | | |

Number of Sales: 34

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.