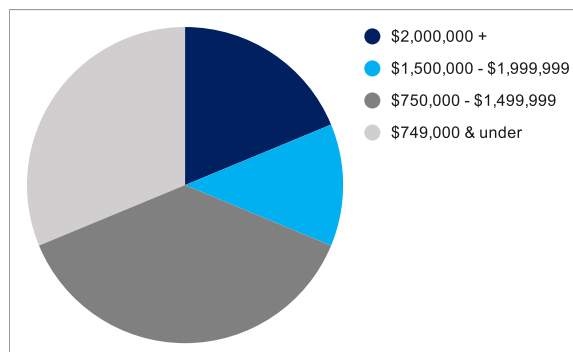


# Suburb Sales Statistics

## Mount Albert - February 2024

| No     | Street Address     | Sale Price  | Uncon. date |
|--------|--------------------|-------------|-------------|
| 14 A   | Springleigh Avenue | \$1,355,000 | 8-Feb-24    |
| 44     | Martin Avenue      | \$2,320,000 | 8-Feb-24    |
| 5/30 A | Ennismore Road     | \$520,000   | 12-Feb-24   |
| 83/19  | Lyon Avenue        | \$1,010,000 | 13-Feb-24   |
| 3A/19  | Morning Star Place | \$618,000   | 14-Feb-24   |
| 88     | Owairaka Avenue    | \$1,290,000 | 14-Feb-24   |
| 18     | Martin Avenue      | \$1,640,000 | 19-Feb-24   |
| 45/24  | Norrie Avenue      | \$623,750   | 20-Feb-24   |
| 1C     | Wesley Avenue      | \$1,060,000 | 21-Feb-24   |
| 31     | Owairaka Avenue    | \$1,321,000 | 23-Feb-24   |
| 8G/71  | Hendon Avenue      | \$740,000   | 26-Feb-24   |
| 164 A  | Hendon Avenue      | \$742,000   | 28-Feb-24   |
| 3A     | Dunkirk Terrace    | \$1,080,000 | 28-Feb-24   |
| 39     | Richardson Road    | \$1,525,000 | 28-Feb-24   |
| 30     | Grande Avenue      | \$2,625,000 | 28-Feb-24   |
| 76     | Alberton Avenue    | \$2,850,000 | 29-Feb-24   |

| Breakdown of sales        | No. of sales | Value of sales      |
|---------------------------|--------------|---------------------|
| \$2,000,000 +             | 3            | \$7,795,000         |
| \$1,500,000 - \$1,999,999 | 2            | \$3,165,000         |
| \$750,000 - \$1,499,999   | 6            | \$7,116,000         |
| \$749,000 & under         | 5            | \$3,243,750         |
| <b>TOTALS</b>             | <b>16</b>    | <b>\$21,319,750</b> |
| <b>AVERAGE</b>            |              | <b>\$1,332,484</b>  |



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

\*This sales information includes residential sales made by various real estate companies in the stated month and suburb