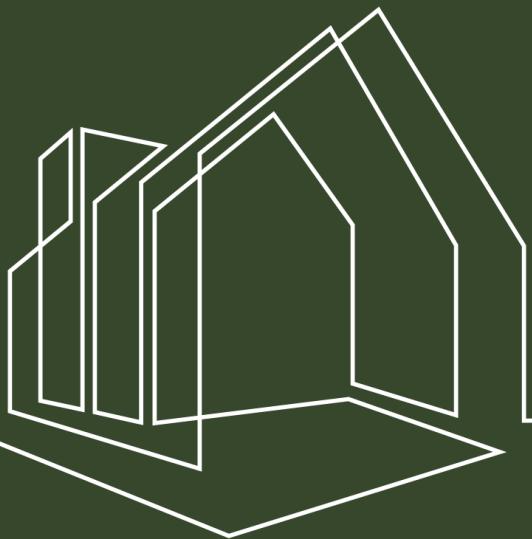


COMPARABLE SALES



SUE & DAMIEN

021 793 822 | 021 387 345

ownrealestate.co.nz

POWERED BY OWNLY LTD. LICENSED REAA 2008

OWN
REAL ESTATE

Sold Nearby

The Real Estate Agents Act requires any recommendation to be supported by an analysis of sold properties that are deemed comparable. These sold comparable properties have been selected based on their geographical proximity, similarity of their attributes and time of sale.

Sale Price	\$1,009,000 to \$1,450,000	Mean	\$1,215,857	For the property at the median, the sale price was 6.8% above CV.
C.V	\$1,040,000 to \$1,275,000	Mean	\$1,143,571	



39 Heartstone Place, Kamo, Whangarei



Last Sold	\$1,400,000 - 03 Jun 25	Floor Area	235 m ²
Capital Value	\$1,250,000 - 01 Jul 24	Roof	Tile Profile
Land Value	\$500,000 - 01 Jul 24	Walls	Brick
Land Use	Residence	Building Age	2010-2019
Land Area	2,005 m ²		



5 Keystone Place, Kamo, Whangarei



Last Sold	\$1,450,000 - 19 May 25	Floor Area	242 m ²
Capital Value	\$1,275,000 - 01 Jul 24	Roof	Steel/G-Iron
Land Value	\$530,000 - 01 Jul 24	Walls	Brick
Land Use	Residence	Building Age	2020-2029
Land Area	3,973 m ²		



32 Capstone Place, Kamo, Whangarei



Last Sold	\$1,009,000 - 15 Apr 25	Floor Area	182 m ²
Capital Value	\$1,040,000 - 01 Jul 24	Roof	Steel/G-Iron
Land Value	\$475,000 - 01 Jul 24	Walls	Mixed Material
Land Use	Residential	Building Age	2010-2019
Land Area	2,915 m ²		

PREPARED BY:
Damien Davis



M: 021 387 345
damien@ownrealestate.co.nz
powered by ownly (licensed REA 2008)



14 Dip Road, Kamo, Whangarei

🛏 4 🛁 3 🚗 7

Last Sold	\$1,240,000 - 22 Sep 25	Floor Area	246 m²
Capital Value	\$1,165,000 - 01 Jul 24	Roof	Steel/G-Iron
Land Value	\$480,000 - 01 Jul 24	Walls	Mixed Material
Land Use	Residential	Building Age	2000-2009
Land Area	1,100 m²		



57 Rock Ridge Drive, Kamo, Whangarei

🛏 4

Last Sold	\$1,200,000 - 09 Apr 25	Floor Area	218 m²
Capital Value	\$1,100,000 - 01 Jul 24	Roof	Steel/G-Iron
Land Value	\$410,000 - 01 Jul 24	Walls	Mixed Material
Land Use	Residential	Building Age	2020-2029
Land Area	633 m²		



16 Mcainch Place, Kamo, Whangarei

🛏 4 🛁 5 🚗 4

Last Sold	\$1,175,000 - 08 Oct 25	Floor Area	289 m²
Capital Value	\$1,100,000 - 01 Jul 24	Roof	Tile Profile
Land Value	\$390,000 - 01 Jul 24	Walls	Brick
Land Use	Residence	Building Age	2000-2009
Land Area	1,180 m²		



237 Pipiwi Road, Ngararatunua, Whangarei

🛏 4 🛁 2 🚗 8

Last Sold	\$1,037,000 - 28 Nov 25	Floor Area	235 m²
Capital Value	\$1,075,000 - 01 Jul 24	Roof	Tile Profile
Land Value	\$435,000 - 01 Jul 24	Walls	Brick
Land Use	Residence	Building Age	2000-2009
Land Area	4,034 m²		

PREPARED BY:
Damien Davis

M: 021 387 345
damien@ownrealestate.co.nz
powered by ownly (licensed REA 2008)



STATEMENT OF PASSING OVER

This document has been supplied in good faith. OWN Real Estate (Powered by Ownly Limited, Licensed REAA 2008) is merely passing over this information as supplied to us. We cannot guarantee its accuracy as we have not checked, audited, or reviewed the information and all intending purchasers are advised to seek your own advice as to the information contained in this document. To the maximum extent permitted by law we do not accept any responsibility to any party for the accuracy or use of the information herein.