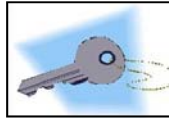




Our perspective on real estate



*Our commitment is your key
to success*



Gerard & Karin Charteris
Residential Sales & Marketing



July 2009

DD: 524 1653

Mob:

(021)996622

gerard.charteris@clear.net.nz

Listings July 2009

Address	Company	List Price	Capital Value
8 Lucerne Road	B&T -UP	Neg	\$3,410,000
33 Benson Road	Barfoot	Neg	\$4,230,000
5A Darwin Lane	Barfoot	Neg	
3/12 Komaru Street	Barfoot	Auction	\$910,000
76DLucerne Road	Barfoot	Tender	\$1,550,000
14 Martin Avenue	Barfoot	Neg	\$1,760,000
34 Martin Avenue	Barfoot	Neg	\$1,260,000
78 Upland Road	Barfoot	Neg	\$3,370,000
158 Upland Road	Barfoot	Neg	\$2,670,000
192B Upland Road	Barfoot	Neg	\$980,000
23 Kenny Road	Bayleys	Neg	\$1,010,000
140 Lucerne Road	Bayleys	Neg	\$3,870,000
76G Lucerne Road	Bayleys	Neg	\$1,420,000
23 Ranui Road	Bayleys	Neg	\$1,700,000
125C Upland Road	Crookers	\$499,000	
146 Upland Road	Harcourts	Neg	\$1,230,000
181 Orakei Road	LJ Hookers	Neg	\$720,000
181A Orakei Road	LJ Hookers	Neg	\$750,000
2/189 Upland Road	LJ Hookers	Neg	\$540,000
2/107 Upland Road	Premium	Auction	\$875,000
25 Ranui Road	Private	Neg	\$1,280,000
5A Benson Road	Ray White	Neg	\$1,090,000
16 Entrican Avenue	Ray White	Auction	\$2,600,000
14C Ventnor Road	Ray White	Neg	\$3,300,000
83 Benson Road	Unlimited	\$899,000	\$810,000
44 Lucerne Road	Unlimited	Auction	\$1,380,000
1 Martin Avenue	Unlimited	Neg	\$980,000
29 Ranui Road	Unlimited	Neg	\$2,480,000
24 Upland Road	Unlimited	\$3,600,000	\$2,460,000
115 Upland Road	Unlimited	Neg	\$1,210,000
1/190A Upland Road	Unlimited	\$1,350,000	\$1,120,000

If you are thinking of buying or selling
contact us for an obligation free appraisal

DD 524 1653 Mob (021)996622

Check www.gerardcharteris.com for our profile
and details of our current listings and sales.

Sales For June 2009

	Sale Price	Sale Date	Company	Type	Bedrooms	CV
49 Benson Rd	\$1,810,000	Jun-09	Barfoot	R	4	\$1,910,000
1 Dempsey St	\$490,000	Jun-09	Barfoot	TH	1	\$530,000
6 Homai St	\$950,000	Jul-09	Barfoot	R	2	\$850,000
11 Kitirawa Rd	\$800,000	Jun-09	Barfoot	R	4	\$800,000
48 Lucerne Rd	\$1,200,000	Jul-09	Barfoot	R	4	\$1,210,000
7A Orakei Rd	\$1,440,000	Jun-09	Barfoot	R	3	\$1,410,000
142 Orakei Rd	\$1,555,000	Jun-09	Barfoot	R	3	\$1,710,000
3A Upland Rd	\$860,000	Jun-09	Barfoot	TH	3	\$1,300,000
18A Upland Rd	\$2,800,000	Jun-09	Barfoot	R	5	\$2,720,000
2 Lucerne Rd	\$1,845,000	Jun-09	Bayleys	R	4	\$1,610,000
84B Orakei Rd	\$850,000	Jun-09	Bayleys	R	3	\$850,000
100 Orakei Rd	\$1,330,000	Jun-09	Bayleys	R	4	\$1,200,000
29A Benson Rd	\$1,052,000	Jun-09	Harcourt	TH	4	\$1,050,000
11 Kenny Rd	\$750,000	May-09	Ray White		3	\$840,000
2A Kitirawa Rd	\$645,000	Jul-09	Ray White	T/H	2	\$580,000
154 Upland Rd	\$1,443,000	Jun-09	Ray White	R	4	\$1,580,000
169 Orakei Rd	\$990,000	Jul-09	Unlimited	R	4	

Feature Property: 46 Mainston Road, Remuera

This traditional Cape Cod design by architect Crofton Umbers, on approx 1997m² private land simply oozes romance. Generous, sunny family & formal areas extend through French doors to a beautiful, tranquil garden. The open-plan family room has a tall, pitched timber ceiling. Both living areas feature fireplaces which make the home exceptionally cosy on winter days. All the doors open up, merging indoor and outdoor spaces for relaxed, easy living.

Price: By Negotiation

Viewing by appointment

Gerard & Karin Charteris

(021) 996622 524 1653



While all care has been taken in the compilation of this brochure—accuracy cannot be guaranteed.