

	Address	Sale price	CV (2021)	Land size	Bedrooms	Sold by
	1/15 Alba Road	\$1,260,500	\$1,280,000	Crosslease	2	
	20B Claude Road	\$3,180,000	\$3,850,000	887	5	
	1/15 Cornwall Park Avenue	\$1,330,000	\$1,425,000	Crosslease	3	
	2/43 Epsom Avenue	\$1,750,000	\$1,975,000	Crosslease	4	
	228E Green Lane West	\$780,000	\$860,000	Unit Title	2	
and the second second	1/191 Manukau Road	\$1,053,000	\$990,000	Crosslease	3	Other Agency Sale
	287 Manukau Road	\$3,507,500	\$5,200,000	900	3	Other Agency Sale
	510F Manukau Road	\$1,255,000	\$1,625,000	Unit Title	3	
	62 Mountain Road	\$3,325,000	\$3,600,000	1040	5	
	26 Owens Road	\$1,701,000	n/a	n/a	4	Other Agency Sale
	6 Patey Street	\$3,320,000	\$4,050,000	970	3	
	Lot 6/87 Ranfurly Road	\$1,750,000	n/a	86	4	Other Agency Sale
	21A Selwyn Road	\$1,820,000	\$1,725,000	Crosslease	4	

This publication shows data regarding a wide selection of published residential property sales that have recently occurred. It includes information from multiple sources and published reports of sales made by most Real Estate agencies and may include private sales. Where data is not publicly available, an individual sale may have been excluded from the average results and tallies shown in this report. Every reasonable effort has been made to ensure the accuracy of the information. Barfoot and Thompson Limited (REA2008) accepts no responsibility should the contents of this market report prove to be incomplete or incorrect.