



SUBURB SNAPSHOT

Q1 2025

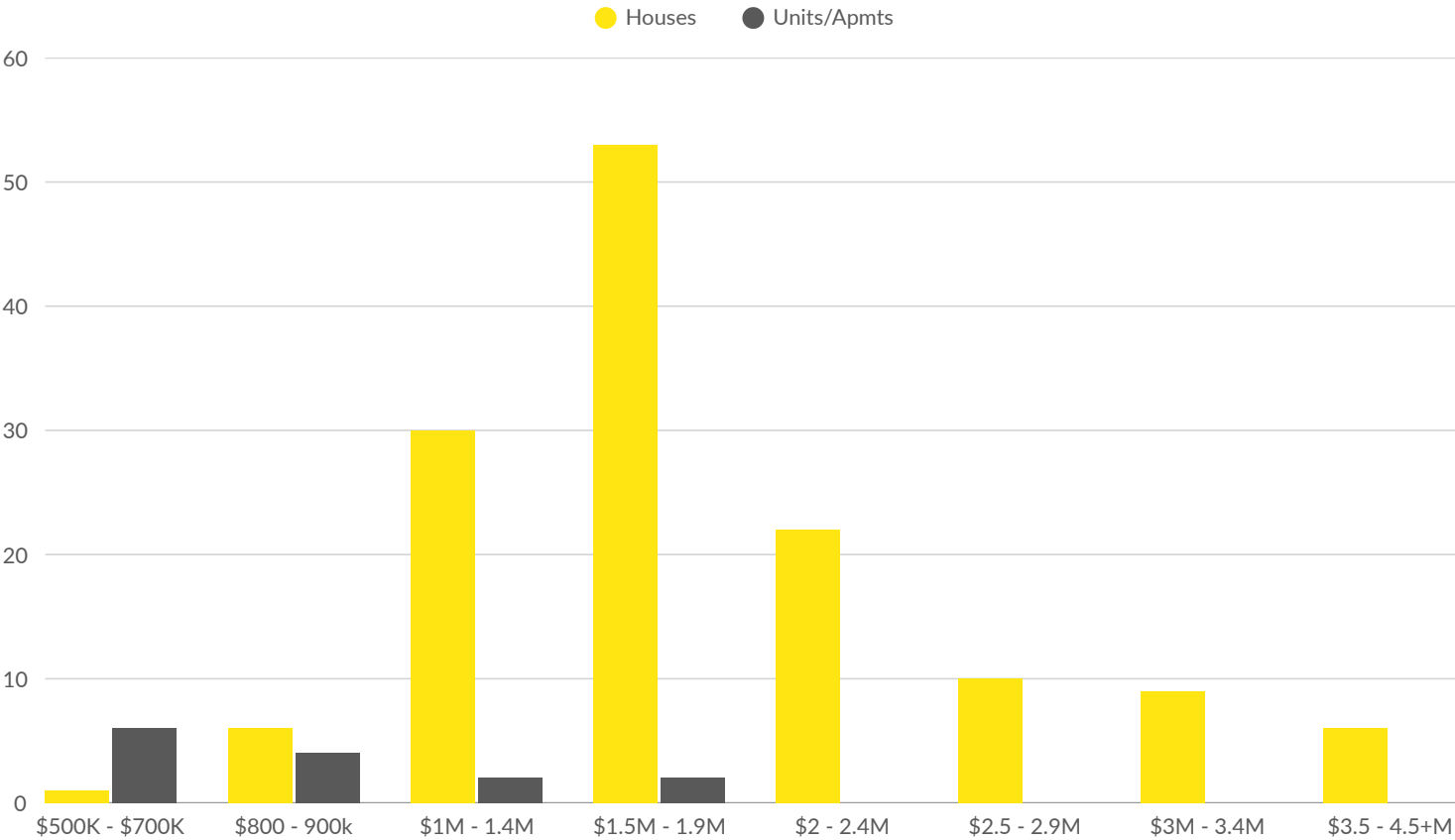
Point Chevalier

Provided by Hayley Paul

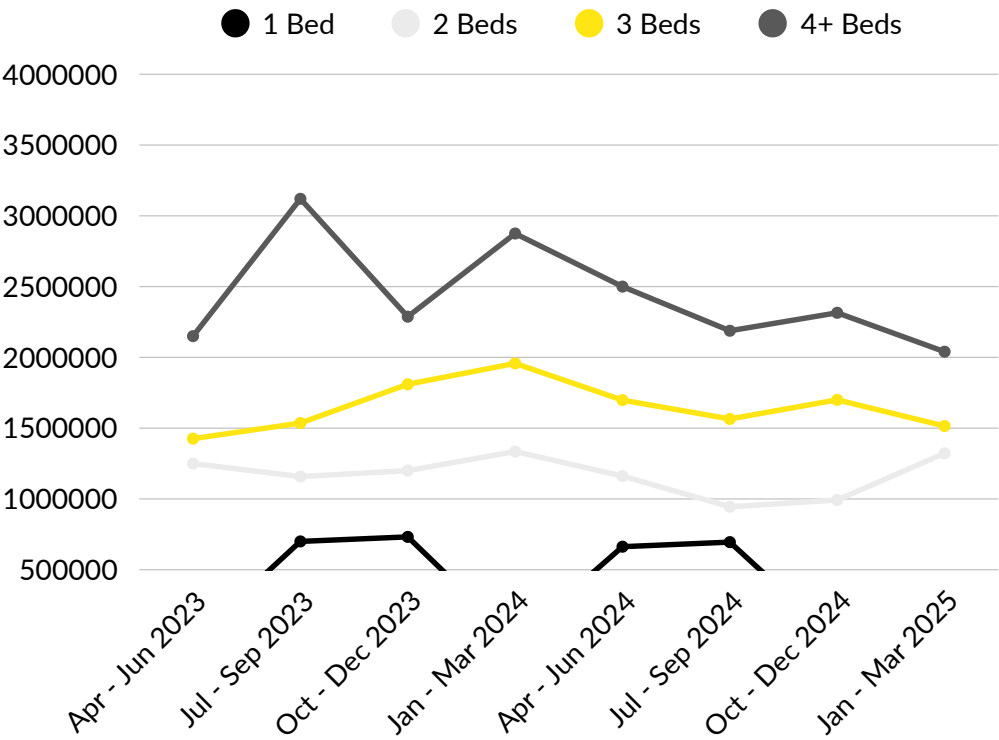
Total Sales by Quarter

Houses	2025	2024	2023	Units/Aptmt	2025	2024	2023
Jan - Mar	17	25	28	Jan - Mar	0	7	4
Apr - Jun	-	24	27	Apr - Jun	-	4	4
Jul - Sep	-	49	33	Jul - Sep	-	5	3
Oct - Dec	-	36	42	Oct - Dec	-	4	4

Number of Sales By Price Range (Mar 2024 - Mar 2025)



Median Sold House Price Trend



Data drawn from REINZ



I hope you found this market update helpful. If you'd like any further information on the local market please don't hesitate to get in touch.

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Recently Settled (For details on recently sold properties comparable to one you're buying, or selling, ask Hayley.)

Address	Property Type	Features	Sale Price	Sale Date
63 Kiwi Road	House	3 bed, 2 bath, 5 car	\$1,800,000	16 Dec 2024
9a St Michaels Ave	Section	201m2 more or less	\$874,000	14 Feb 2025
73 Wainui Ave	House	3 bed, 1 bath, 2 car	\$1,698,000	29 April 2024
73a Walmer Road	House	3 bed, 1 bath, 2 car	\$1,460,000	21 Jan 2025
19b Harbour View Road	House	3 bed, 2 bath 3 car	\$1,875,000	5 Mar 2025
11 Boscawen Street	House	4 bed, 2 bath, multiple car	\$3,100,000	28 Nov 2024
64 Premier Ave	House	3 bed, 2 bath, multiple car	\$1,850,000	19 Feb 2025
1 Formby Ave	Unit	2 bed, 1 bath, 1 car	\$1,300,000	11 Dec 2024
26a Seacombe Ave	House	3 beds, 2 bath, 2 car	\$1,640,000	5 Feb 2025
31 Maranui Ave	House	4 bed, 2 bath, multiple car	\$2,325,000	20 Dec 2025