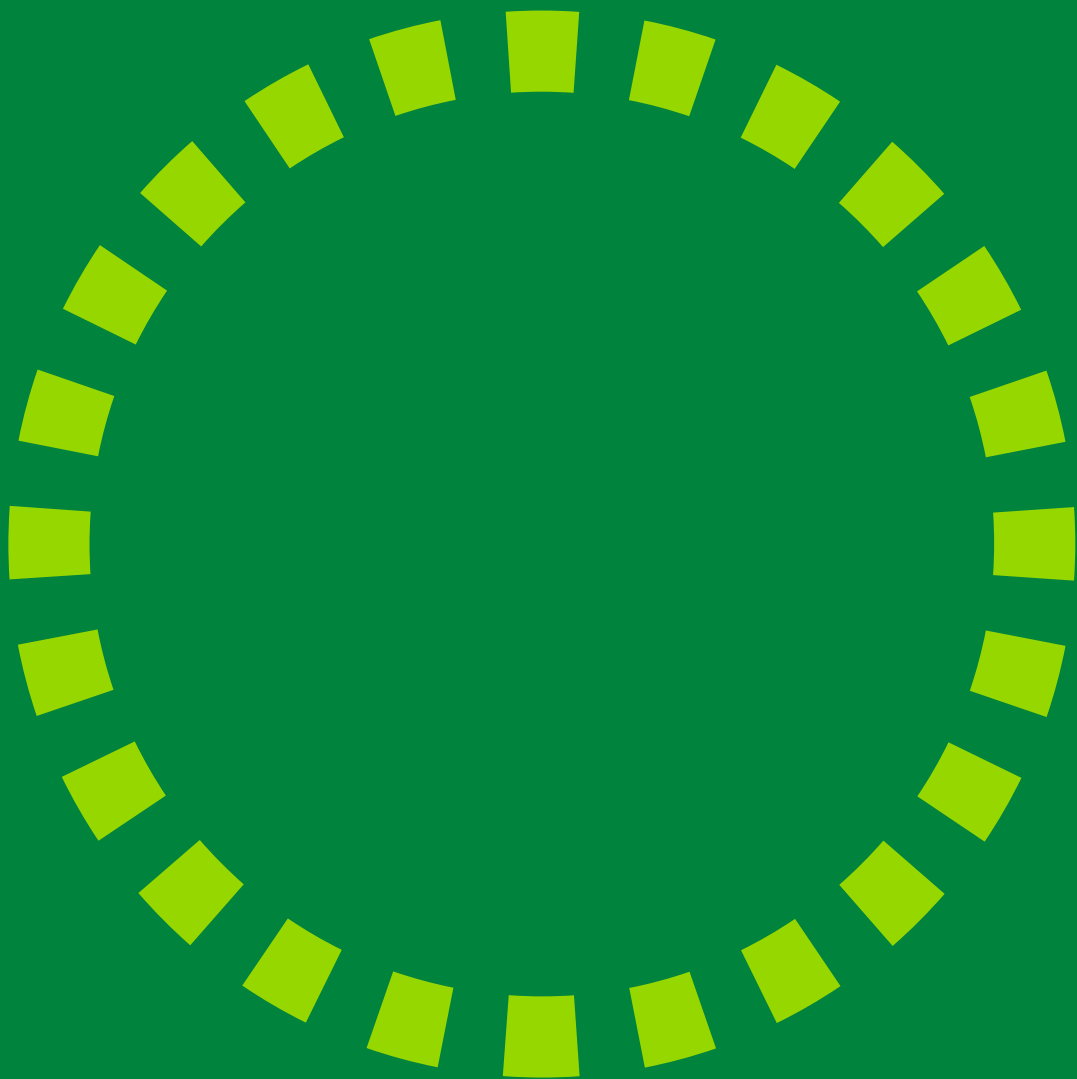


# ***HOMES FOR SALE PRICE LIST***

20 Aug 2025



**Kāinga Ora**  
Homes and Communities



**Roskill Development**  
PUT YOURSELF AT THE CENTRE

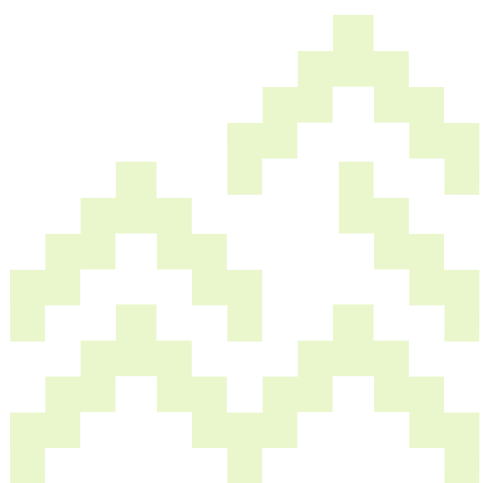
# WELCOME TO ROSKILL

***Congratulations. You've made the first step towards buying your brand new home in Roskill.***

The wider Roskill area is home to great schools, parks, walking and biking tracks, and food places all within 15 minutes drive of the Auckland CBD and popular beaches.

Greater Roskill's neighbourhoods already have vibrant, diverse communities. Our goal has been to increase the supply and choice of housing available (including KiwiBuild) in these areas so that these communities can continue to grow and thrive. At the same time, existing infrastructure like parks, streets, stormwater and wastewater systems will be brought up to date and made safer and more durable. Plus, key amenities across multiple areas will also be upgraded, and the restoration of Te Auaunga Awa (Oakley Creek) a socially, culturally and environmentally significant waterway and the walkways and parks alongside it will transform Roskill into a greener, healthier, more connected suburb.

Visit us at our Roskill Development Information Centre at 142 May Road - open Wednesday to Saturday, 10am to 4pm. Or the Ōwairaka Info Cube located at 80 Hendon Ave, open Thursday & Saturday, 10am to 4pm.



**PUT  
YOURSELF  
IN THE  
CENTRE**



**Roskill  
Development**

# TYPES OF HOMES FOR SALE

***A strong community is a diverse one, so we're building a range of homes to suit all ages and stages.***

The way we do this is by partnering with different building companies that will provide a variety of homes. Each building company works with different architects and designers to create different plans, using a range of materials. This creates a varied streetscape, but more importantly, provides choice for a broad cross section of homebuyers.

## ***Apartments***



Apartments offer residents a compact living arrangement that frees up time and money with their no fuss, low maintenance requirements. They're generally sited close to shops and transport routes due to their higher density form. Apartments are available as a single home amongst many in an apartment building or block, or as a walk up whereby two homes are allocated to a building: one below, and one above (accessible via a staircase).

## ***Terraces***



Terraces are often referred to as townhouses. They take up less land than a traditional standalone home, compensated for by their height so you get more out of your budget (and better views). Terraces allow for separation of private and shared living spaces across multiple floors.

## ***Duplex***



A duplex is one of two terraced houses that share an adjoining wall. They have all the advantages of a standalone terraced home for a fraction of the price. Like the standalone terrace, they also allow for separation of private and shared living spaces across multiple floors.

## ***Standalone***



Standalone or detached homes are designed and built with young and larger families in mind. These homes are bigger than the higher density homes available in Roskill, with a land area closer to that of a typical New Zealand suburban home, and generally include private outdoor backyards and living spaces.

# HOMESTAR RATING SYSTEM

Each new home built as part of the Roskill Development must achieve a six Homestar rating or above. Homestar is an independent and industry-recognised standard of a building that is overseen and administered by the New Zealand Green Building Council. The rating system promotes the high-quality design and build of new residential homes ensuring they are warmer, drier, healthier and cheaper to run than a standard home built to the New Zealand building code.

To find out more about the Homestar rating system, head to [nzgbc.org.nz/homestar](http://nzgbc.org.nz/homestar)

# ROSKILL'S NEIGHBOURHOODS

The Roskill Development area spans a large part of central Auckland, from Mt Albert in the north to Waikōwhai in the south, and from New Windsor in the west to Three Kings in the east. Over time, more than a dozen of Roskill's neighbourhoods will see redevelopment of their state housing. The first two neighbourhoods to get underway are Ōwairaka and Mt Roskill South.



# MEET THE BUILDER PARTNERS

*When you buy a new home as part of the Roskill Development you will be buying a home built by one of our builder partners. Each builder partner has been chosen based on their reputation and build quality, so you can feel reassured that your home will be built to high standards.*



Avant Group and Te Akitai Waiohau Investment Trust (a mana whenua iwi of Tamaki Makaurau) have formed a partnership known as Whare Tupu to build a number of Terraced homes over several sites in the Mt Roskill Development.



Built for Me believe buying a home should be within reach for more New Zealanders. Their homes are crafted to provide lasting quality, combining functionality, comfort, and thoughtful design. Built for Me has a partnership with Pro Fund Me, an organisation that provides innovative financial solutions that make homeownership more accessible by offering low-interest loans to ease the burden on buyers. You can secure your Built for Me home with a 1% pa interest loan fixed for 30 years, on 10% of your home and land purchase price.



Field Homes are passionate about creating affordable, sustainable, and socially responsible housing solutions that benefit communities. Their commitment to innovation and design excellence has earned them a reputation as a trusted partner for many Kiwis. They have an extensive portfolio of projects, including standalone homes, terraced housing and 3 storey walk ups. They prioritise efficient resource management and continuously seek better planning and delivery strategies with every build.





Flip believe everybody has the right to high quality healthy homes. We are a team of talented designers, engineers and project managers determined to deliver clever home solutions that address todays issues of environment, community, land supply and affordability.



Insight Living has a dedicated team with a proven track record of delivering high-quality homes built to last. Driven by a passion for excellence, craftsmanship, and customer satisfaction, they create stylish, functional homes designed to meet the evolving needs of modern living. With the added assurance of the Master Builder Guarantee, homeowners can enjoy lasting comfort, durability, and value for years to come.



Jalcon have been bringing joy to new home owners and building beautiful neighbourhoods across Auckland for almost 30 years. Right now, they are building architecturally designed 1, 2 and 3 bedroom apartments in Ōwairaka. Visit the Jalcon Homes display apartment at 87 Hendon Avenue, Ōwairaka. Open Thursday – Sunday, 11am – 3pm, or by appointment.



Mike Greer Homes has been building award-winning homes for over 30 years and have made it their life's work to create homes that are designed and built with purpose and passion. At Mike Greer Homes, they believe more is more. That's why they make every effort to exceed customer expectations and to create homes that stand the test of time in terms of both design and construction.



Neilston Homes is built on the idea that all New Zealanders should have a chance to connect with a little piece of our beautiful country. A place to raise a family and call their own. That's why our homes are built to be modern, affordable, sustainable and to a quality Kiwi's expect.

# OLYMPUS

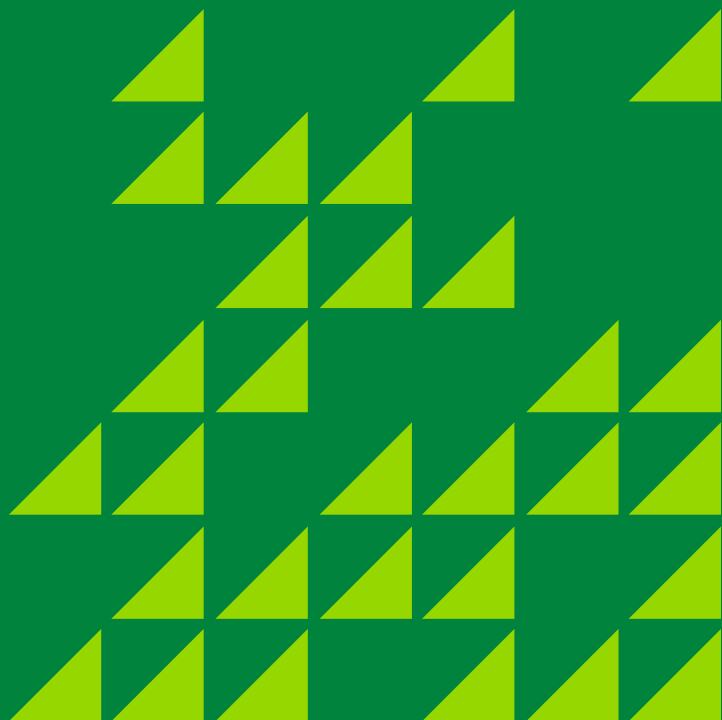
Olympus - coming soon to Owairaka Olympus is built to lift Kiwis up — in the pursuit of creating a community that balances well-being with affordability, we are laying the groundwork for a place where all residents will flourish. Right in the heart of Owairaka; a desirable little pocket of Mt Albert.



30 years Stonewood Homes have been building beautiful, quality homes for Kiwi families with our design range rated number one amongst our peers. Since opening our doors in 1987 we have built more than 8,000 homes for Kiwi families. Our award winning Showhomes bears testimony to our commitment to understanding our customers' needs and delivering excellence.

# ***PRICE LIST***

For more information about the listed homes for sale, please contact the relevant builder partner.





**Contact:** Banson Chong

**Phone:** 021 163 9939

**Email:** [banson.chong@raywhite.com](mailto:banson.chong@raywhite.com)

**Website:** <https://www.temara.nz/>

## ***Tupu - RS13E***

All figures are subject to change. Please contact build partner (BP) directly for further information.

Terrace <i>T</i>		Levels <i>2 and 3</i>		Help <i>Terrace with 2 or 3 levels</i>						
Neighbourhood	Address	Lot#	Type	Beds	Bath	Car	House Total (m2)	Section Size (m2)	List Price	Completion Date (Est)
Roskill South	73 Freeland Avenue	1	T3	3	2	1	94	133	- <b>SOLD</b>	Completed
Roskill South	75 Freeland Avenue	2	T3	3	2	1	97	75	\$845,000	Completed
Roskill South	77 Freeland Avenue	3	T3	3	2	1	97	77	\$845,000	Completed
Roskill South	79 Freeland Avenue	4	T3	3	2	1	97	78	\$845,000	Completed
Roskill South	81 Freeland Avenue	5	T3	3	2	1	97	79	\$845,000	Completed
Roskill South	83 Freeland Avenue	6	T3	3	2	1	97	104	- <b>UNDER CONTRACT</b>	Completed
Roskill South	85 Freeland Avenue	7	T3	3	2	1	97	97	\$850,000	Completed
Roskill South	87 Freeland Avenue	8	T3	3	2	1	97	76	\$845,000	Completed
Roskill South	89 Freeland Avenue	9	T3	2	2	1	103	127	- <b>UNDER CONTRACT</b>	Completed
Roskill South	10 Tupuke Lane	13	T3	3	2	1	96	73	\$799,000	Completed
Roskill South	12 Tupuke Lane	14	T3	3	2	1	96	101	\$815,000	Completed
Roskill South	14 Tapuke Lane	15	T3	3	2	1	96	101	\$815,000	Completed

Neighbourhood	Address	Lot#	Type	Beds	Bath	Car	House Total (m2)	Section Size (m2)	List Price	Completion Date (Est)
Roskill South	16 Tupuke Lane	16	T3	3	2	1	96	73	\$805,000	Completed
Roskill South	18 Tapuke Lane	17	T3	3	2	1	96	73	\$805,000	Completed
Roskill South	20 Tupuke Lane	18	T3	3	2	1	96	73	\$805,000	Completed
Roskill South	22 Tupuke Lane	19	T2	2	1	1	96	116	- UNDER CONTRACT	Completed
Roskill South	36C Kallu Crescent	20	T2	2	1	1	73	77	- UNDER CONTRACT	Completed
Roskill South	36A Kallu Crescent	22	T2	2	1	1	73	107	- SOLD	Completed
Roskill South	9 Tupuke Lane	23	T3	3	1	1	96	87	- UNDER CONTRACT	Completed
Roskill South	7 Tupuke Lane	24	T3	3	2	1	96	90	\$845,000	Completed
Roskill South	5 Tupuke Lane	25	T3	3	2	1	90	96	\$820,000	Completed
Roskill South	3 Tupuke Lane	26	T3	3	2	1	96	102	- UNDER CONTRACT	Completed

Rui - RS15I

All figures are subject to change. Please contact build partner (BP) directly for further information.

Terrace T		Levels 2			Help Terrace with 2 levels					
Neighbourhood	Address	Lot#	Type	Beds	Bath	Off street Park	House Total (m2)	Section Size (m2)	List Price	Completion Date (Est)
Roskill South	1/25 Freeland Ave	1	T2	2	1	1	74	94	\$790,000	Completed
Roskill South	5/25 Freeland Ave	5	T2	3	2.5	1	104	133	\$995,000	Completed
Roskill South	2 Balfron Ave	8	T2	3	2.5	1	104	94	\$975,000	Completed

## Field Homes

Contact: Kevin Tian

Phone: 021 0241 0368

Email: [kevin@fieldhomes.co.nz](mailto:kevin@fieldhomes.co.nz)

Website: <https://www.fieldhomes.co.nz/>

Contact: Kavina Yu

Phone: 021 135 4990

Email: [kavina@fieldhomes.co.nz](mailto:kavina@fieldhomes.co.nz)



## Owairaka - OW025

All figures are subject to change. Please contact builder partner (BP) directly for further information.

Terrace <i>T</i> Levels 2                      Help <i>Terrace with 2 levels</i>											
Neighbourhood	Address	Lot#	Type	Beds	Study	Bath	Off street Park	House Total (m2)	Section Size (m2)	List Price	Completion Date (Est)
Owairaka	2B Olympus Street	1	T2	2		1.5	1	83	122	- SOLD	Completed
Owairaka	2A Olympus Street	2	T2	2		1.5	1	83	92	- SOLD	Completed
Owairaka	68C Hendon Avenue	3	T2	3	1	2.5	1	117	113	Enquires over \$980,000	Completed
Owairaka	68B Hendon Avenue	4	T2	3	1	2.5	1	117	113	- SOLD	Completed
Owairaka	68A Hendon Avenue	5	T2	4		2.5	1	134	184	- SOLD	Completed

## FLiP Homes

Contact: FLiP Homes

Phone: 04 384 9973

Email: [info@fliphomes.co.nz](mailto:info@fliphomes.co.nz)

Website: <https://fliphomes.nz/>



### Roskill South - RS-35D

All figures are subject to change. Please contact builder partner (BP) directly for further information.

Terrace, Standalone and Duplex <i>T SA DPLX</i>							Levels <i>T and DPLX</i>			
Neighbourhood	Address	Lot#	Type	Beds	Bath	Off street Park	House Total (m2)	Section Size (m2)	List Price	Completion Date (Est)
Roskill South	34 Sanft Ave	1	Terrace	2	1.5	1	76	96	\$789,000	September 2025
Roskill South	34 Sanft Ave	3	Terrace	2	1.5	1	76	96	\$789,000	September 2025
Roskill South	34 Sanft Ave	4	Duplex	3	1.5	1	100	97	\$960,000	September 2025
Roskill South	34 Sanft Ave	5	Duplex	3	1.5	1	100	122	\$960,000	September 2025
Roskill South	34 Sanft Ave	15	Duplex	2	1.5	1	76	133	\$860,000	September 2025
Roskill South	34 Sanft Ave	16	Duplex	2	1.5	1	76	122	\$860,000	September 2025
Roskill South	34 Sanft Ave	17	Duplex	3	1.5	1	100	123	\$960,000	September 2025
Roskill South	34 Sanft Ave	18	Duplex	3	1.5	1	100	137	\$960,000	September 2025
Roskill South	34 Sanft Ave	19	Duplex	2	1.5	1	76	92	\$860,000	September 2025
Roskill South	34 Sanft Ave	20	Duplex	2	1.5	1	76	96	\$860,000	September 2025

**OW39B**

All figures are subject to change. Please contact build partner (BP) directly for further information.

Standalone SA		Levels SA				Help <i>Standalone with 2 levels</i>					
Neighbourhood	Address	Lot#	Type	Beds	Bath	Car	Off street Park	House Total (m2)	Section Size (m2)	List Price	Completion Date (Est)
Owairaka	29-31 Hargest Terrace	3	SA	4	2.5	Single Garage	1	158	171	Price on Application	December 2025
Owairaka	29-31 Hargest Terrace	4	SA	4	2.5	Single Garage	1	158	172	Price on Application	December 2025
Owairaka	29-31 Hargest Terrace	5	SA	4	2.5	Single Garage	1	159	199	- <b>UNDER CONTRACT</b>	December 2025

**OW54**

All figures are subject to change. Please contact build partner (BP) directly for further information.

Terrace, Standalone and Duplex <i>T SA DPLX</i>					Levels <i>T and DPLX</i>		Help <i>Duplex and Terrace with 2 levels</i>			
Neighbourhood	Address	Lot#	Type	Beds	Bath	Off street Park	House Total (m2)	Section Size (m2)	List Price	Completion Date (Est)
Owairaka	35 Hargest Terrace	1	Terrace	2	2.5	1	75	109	Price on Application	March 2026
Owairaka	35 Hargest Terrace	2	Terrace	2	2.5	1	75	59	Price on Application	March 2026
Owairaka	35 Hargest Terrace	3	Terrace	2	2.5	1	75	102	Price on Application	March 2026

Neighbourhood	Address	Lot#	Type	Beds	Bath	Off street Park	House Total (m2)	Section Size (m2)	List Price	Completion Date (Est)
Owairaka	35 Hargest Terrace	4	Duplex	2	2.5	1	83	87	Price on Application	March 2026
Owairaka	35 Hargest Terrace	5	Duplex	3	2.5	1	96	123	Price on Application	March 2026

OW40

All figures are subject to change. Please contact build partner (BP) directly for further information.

Terrace and Standalone T SA			Levels 2 and SA			Help Standalone and Terrace with 2 levels					
Neighbourhood	Address	Lot#	Type	Beds	Bath	Car	Off street Park	House Total (m2)	Section Size (m2)	List Price	Completion Date (Est)
Owairaka	23-25 Hargest Terrace	1	SA	3	2.5		1	97	225	Price on Application	March 2026
Owairaka	23-25 Hargest Terrace	2	SA	3	2.5		1	97	139	Price on Application	March 2026
Owairaka	23-25 Hargest Terrace	4	T2	3	2.5	Single Garage	1	120	134	Price on Application	March 2026
Owairaka	23-25 Hargest Terrace	5	T2	3	2.5	Single Garage	1	120	111	Price on Application	March 2026

Contact: Denise Gale

Phone: 0800 52 52 66

Email: [sales@jalcon.co.nz](mailto:sales@jalcon.co.nz)

Website: [www.jalcon.co.nz/theowairakacollection](http://www.jalcon.co.nz/theowairakacollection)

## Owairaka Collection - OW022

All figures are subject to change.

Please contact builder partner (BP) directly for further information.

Display apartment located at 89 Hendon Avenue, Owairaka (Mt Albert) - Open Wednesday to Sunday, 1pm - 3pm or by appointment

Walkup Appartment <b>WA</b>							Levels <b>1,2 and 3</b>			
Neighbourhood	Address	Lot#	Type	Beds	Bath	Car	House Total (m2)	Storage Locker	List Price	Completion Date (Est)
Owairaka	81-83 Hendon Ave	PU9		2	1	1	66	1	- <b>SOLD</b>	Completed
Owairaka	81-83 Hendon Ave	PU10		1	1	1	48	1	- <b>SOLD</b>	Completed
Owairaka	81-83 Hendon Ave	PU15		2	1	1	66	1	- <b>SOLD</b>	Completed
Owairaka	81-83 Hendon Ave	PU19		2	1	1	66	1	- <b>SOLD</b>	Completed



Contact: Denise Gale

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Website: [www.jalcon.co.nz/theowairakacollection](http://www.jalcon.co.nz/theowairakacollection)

## The Owairaka Collection - OW023

All figures are subject to change. Please contact builder partner (BP) directly for further information.

Display apartment located at 89 Hendon Avenue, Owairaka (Mt Albert) - Open Wednesday to Sunday, 1pm - 3pm or by appointment

Terrace and Standalone T SA							Levels 2 and SA			
Neighbourhood	Address	Lot#	Type	Beds	Bath	Car	House Total (m2)	Section Size (m2)	List Price	Completion Date (Est)
Owairaka	89 Hendon Ave	1	T2	3	1	1	95	117	- SOLD	Refer Build Partner
Owairaka	89 Hendon Ave	2	T2	2	1	1	75	68	- SOLD	Refer to Build Partner
Owairaka	89 Hendon Ave	3	T2	2	1	1	75	68	- SOLD	Refer to Build Partner
Owairaka	89 Hendon Ave	4	T2	2	1	1	75	68	- SOLD	Refer to Build Partner
Owairaka	89 Hendon Ave	5	T2	2	1	1	75	67	- SOLD	Refer to Build Partner
Owairaka	89 Hendon Ave	6	T2	2	1	1	75	70	- SOLD	Refer to Build Partner
Owairaka	89 Hendon Ave	7	T2	2	1	1	75	78	- SOLD	Refer to Build Partner
Owairaka	89 Hendon Ave	8	T2	3	1	1	95	158	- SOLD	Refer to Build Partner
Owairaka	89 Hendon Ave	9	T2	3	1	1	95	105	- SOLD	Refer to Build Partner
Owairaka	89 Hendon Ave	10	T2	2	1	1	75	67	- SOLD	Refer to Build Partner
Owairaka	89 Hendon Ave	11	T2	2	1	1	75	67	- SOLD	Refer to Build Partner

Neighbourhood	Address	Lot#	Type	Beds	Bath	Car	House Total (m2)	Section Size (m2)	List Price	Completion Date (Est)
Owairaka	89 Hendon Ave	12	T2	2	1	1	75	67	- SOLD	Refer to Build Partner
Owairaka	89 Hendon Ave	13	T2	2	1	1	75	66	- UNDER CONTRACT	Refer to Build Partner
Owairaka	89 Hendon Ave	14	T2	2	1	1	75	66	Price on Application	Refer to Build Partner
Owairaka	89 Hendon Ave	15	T2	2	1	1	75	66	- SOLD	Refer to Build Partner
Owairaka	89 Hendon Ave	16	T2	2	1	1	75	66	- SOLD	Refer to Build Partner
Owairaka	89 Hendon Ave	17	T2	3	1	1	95	102	- SOLD	Refer to Build Partner
Owairaka	89 Hendon Ave	18	T2	3	1	1	95	115	- SOLD	Refer to Build Partner
Owairaka	89 Hendon Ave	19	T2	2	1	1	75	73	- SOLD	Refer to Build Partner
Owairaka	89 Hendon Ave	20	T2	2	1	1	75	73	- SOLD	Refer to Build Partner
Owairaka	89 Hendon Ave	21	T2	2	1	1	75	73	- SOLD	Refer to Build Partner
Owairaka	89 Hendon Ave	22	T2	2	1	1	75	73	- SOLD	Refer to Build Partner
Owairaka	89 Hendon Ave	23	T2	2	1	1	75	88	- SOLD	Refer to Build Partner
Owairaka	89 Hendon Ave	24	SA	3	2	2	97	140	- SOLD	Refer to Build Partner

Contact: John Glover

Contact: James Sayer

Phone: 021 557 595

Phone: 021 121 9840

Email: [John.Glover@mikegreerhomes.co.nz](mailto:John.Glover@mikegreerhomes.co.nz)Email: [jsayer@mikegreerhomes.co.nz](mailto:jsayer@mikegreerhomes.co.nz)Website: <https://www.mikegreerhomes.co.nz/homes-for-sale/>**Roskill South - RS33B & 37C**

All figures are subject to change.

Please contact builder partner (BP) directly for further information.

Terrace, Standalone and Duplex <i>T SA DPLX</i>								Levels <i>SA and DPLX</i>			
Neighbourhood	Address	Lot#	Type	Beds	Bath	Car	Off street Park	House Total (m2)	Section Size (m2)	List Price	Completion Date (Est)
Roskill South	11 Baitul Lane	15	Standalone	3	2.5	1	1	129.1	261.4	- <b>SOLD</b>	Refer to Build Partner
Roskill South	2 Baitul Lane	17	Duplex	3	2.5	1	1	113.5	160.6	\$1,089,000	Refer to Build Partner
Roskill South	4 Baitul Lane	18	Duplex	3	2.5		1	113.5	150.1	\$1,089,000	Refer to Build Partner
Roskill South	6 Baitul Lane	19	Duplex	3	2.5		1	113.5	150.1	\$1,089,000	Refer to Build Partner
Roskill South	8 Baitul Lane	20	Duplex	3	2.5		1	113.5	150.1	\$1,089,000	Refer to Build Partner
Roskill South	12 Baitul Lane	22	Duplex	3	2.5		1	113.5	166.1	- <b>UNDER CONTRACT</b>	Refer to Build Partner
Roskill South	12 Sanft Avenue	23	Duplex	3	2.5		1	112.5	222	\$1,129,000	Refer to Build Partner
Roskill South	14 Sanft Avenue	24	Duplex	3	2.5		1	112.5	181.9	\$1,129,000	Refer to Build Partner
Roskill South	16 Sanft Avenue	25	Duplex	3	2.5		1	112.5	181.8	- <b>UNDER CONTRACT</b>	Refer to Build Partner
Roskill South	15 Burnett Avenue	43	Duplex	3	1		1	80	131	\$889,000	Refer to Build Partner
Roskill South	5 Baitul Lane	47	Duplex	2	1		1	80	77	\$789,000	Refer to Build Partner

Contact: John Glover

Phone: 021 557 595

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Website: <https://www.mikegreerhomes.co.nz/homes-for-sale/>

Contact: James Sayer

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Email: [jsayer@mikegreerhomes.co.nz](mailto:jsayer@mikegreerhomes.co.nz)

Owairaka - OW14B & 14C

All figures are subject to change.

Please contact builder partner (BP) directly for further information.

Terrace, Standalone and Duplex <i>T SA DPLX</i>							Levels <i>DPLX</i>		Help 2	
Neighbourhood	Address	Lot#	Type	Beds	Bath	Off street Park	House Total (m2)	Section Size (m2)	List Price	Completion Date (Est)
Owairaka	39 Range View Road	2	Duplex	2	1	1	94	155	PoA	Refer to Build Partner
Owairaka	39 Range Veiw Road	1	Duplex	2	1	1	92	253	PoA	Refer to Build Partner

## Neilston Homes

Contact: Jim Rodgers

Phone: 0800 144 448

Email: [Jim@neilston.co.nz](mailto:Jim@neilston.co.nz)

Website: <https://summitviews.neilstonhomes.co.nz/>



### Summit Views - OW51

All figures are subject to change. Please contact build partner (BP) directly for further information.

To have a look at these gorgeous homes, please visit the Neilston Homes interactive Sales Suite, open Saturdays from 11am - 2pm at 139 Richardson Road, Mt Albert.

Terrace <i>T</i>		Levels <i>T and DPLX</i>		Help <i>Duplex and Terraces with 2 and 3 levels</i>						
Neighbourhood	Address	Lot#	Type	Beds	Bath	Off street Park	House Total (m2)	Section Size (m2)	List Price	Completion Date (Est)
Owairaka	129 Richardson Road	1	Duplex	3	2.5	1	97	116	- SOLD	October 2025
Owairaka	129 Richardson Road	2	Duplex	3	2.5	1	97	114	\$964,000	October 2025
Owairaka	131 Richardson Road	3	Terrace	3	2	1	90	118	- SOLD	October 2025
Owairaka	131 Richardson Road	4	Terrace	2	2	1	72	85	- SOLD	October 2025
Owairaka	131 Richardson Road	5	Terrace	2	2	1	72	85	- SOLD	October 2025
Owairaka	131 Richardson Road	6	Terrace	3	2	1	90	126	- SOLD	October 2025

Contact: Nicki

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## OW-31A

All figures are subject to change. Please contact build partner (BP) directly for further information.

Apartment A			Levels 1,2 and AG							
Neighbourhood	Address	Apt#	Type	Beds	Bath	Car	House Total (m2)	Outdoor Area (m2)	List Price	Completion Date (Est)
Owairaka	G05/11 Olympus Street	BG07	G	1	1	1	50.60	6.1	- SOLD	Refer to Build Partner
Owairaka	G01/9 Olympus Street	AG01	G	3	2	1	94.20	12.3	\$924,000	Refer to Build Partner
Owairaka	G02/9 Olympus Street	AG02	G	1	1	1	50.60	6.1	- SOLD	Refer to Build Partner
Owairaka	101/9 Olympus Street	A101	L1	3	1	1	94.2	12.3	\$924,000	Refer to Build Partner
Owairaka	102/9 Olympus Street	A102	L1	1	1	1	50.6	6.1	\$590,000	Refer to Build Partner
Owairaka	201/9 Olympus Street	A201	L2	3	2	1	94.20	12.3	\$924,000	Refer to Build Partner
Owairaka	202/9 Olympus Street	A202	L2	1	1	1	50.60	6.1	- SOLD	Refer to Build Partner
Owairaka	G01/11 Olympus Street	BG01	G	2	1	1	72.90	7	\$795,000	Refer to Build Partner
Owairaka	G02/11 Olympus Street	BG02	G	2	1	1	72.90	7	\$795,000	Refer to Build Partner
Owairaka	G05/11 Olympus Street	BG05	G	2	1	1	72.90	7	\$795,000	Refer to Build Partner
Owairaka	G06/11 Olympus Street	BG06	G	2	1	1	72.90	7	\$795,000	Refer to Build Partner
Owairaka	101/11 Olympus Street	B101	L1	2	1	1	72.90	5.8	\$820,000	Refer to Build Partner

Neighbourhood	Address	Apt#	Type	Beds	Bath	Car	House Total (m2)	Outdoor Area (m2)	List Price	Completion Date (Est)
Owairaka	105/11 Olympus Street	B105	L1	2	1	1	72.90	5.8	\$775,000	Refer to Build Partner
Owairaka	106/11 Olympus Street	B106	L1	2	1	1	72.90	5.8	\$775,000	Refer to Build Partner
Owairaka	201/11 Olympus Street	B201	L2	2	1	1	72.90	5.8	\$830,000	Refer to Build Partner
Owairaka	202/11 Olympus Street	B202	L2	2	1	1	72.90	5.8	\$790,000	Refer to Build Partner
Owairaka	205/11 Olympus Street	B205	L2	2	1	1	72.90	5.8	\$790,000	Refer to Build Partner
Owairaka	206/11 Olympus Street	B206	L2	2	1	1	72.90	5.8	\$790,000	Refer to Build Partner
Owairaka	G01/16 Hargest Terrace	CG01	G	2	1	1	72.90	7	\$795,000	Refer to Build Partner
Owairaka	G02/16 Hargest Terrace	CG02	G	2	1	1	72.90	7	\$785,000	Refer to Build Partner
Owairaka	101/16 Hargest Terrace	C101	L1	2	1	1	72.90	5.6	\$780,000	Refer to Build Partner
Owairaka	102/16 Hargest Terrace	C102	L1	2	1	1	72.60	5.6	\$775,000	Refer to Build Partner
Owairaka	201/16 Hargest Terrace	C201	L2	2	1	1	72.90	5.6	\$795,000	Refer to Build Partner
Owairaka	202/16 Hargest Terrace	C202	L2	2	1	1	72.90	5.6	\$780,000	Refer to Build Partner
Owairaka	G03/14 Hargest Terrace	DG03	G	1	1	1	50.60	6.4	\$534,000	Refer to Build Partner
Owairaka	G04/14 Hargest Terrace	DG04	G	2	1	1	72.90	11.3	\$785,000	Refer to Build Partner
Owairaka	G06/14 Hargest Terrace	DG06	G	2	1	1	72.90	5.6	\$820,000	Refer to Build Partner
Owairaka	103/14 Hargest Terrace	D103	L1	1	1	1	50.6	6.4	\$539,000	Refer to Build Partner
Owairaka	104/14 Hargest Terrace	D104	L1	2	1	1	72.90	11.3	\$765,000	Refer to Build Partner
Owairak	106/14 Hargest Terrace	D106	L1	2	1	1	72.90	7	\$770,000	Refer to Build Partner
Owairaka	203/14 Hargest Terrace	D203	L2	1	1	1	50.60	6.4	\$575,000	Refer to Build Partner
Owairaka	204/14 Hargest Terrace	D204	L2	2	1	1	72.90	11.3	\$780,000	Refer to Build Partner



Neighbourhood	Address	Apt#	Type	Beds	Bath	Car	House Total (m2)	Outdoor Area (m2)	List Price	Completion Date (Est)
Owairaka	206/14 Hargest Terrace	D206	L2	2	1	1	72.90	5.6	\$820,000	Refer to Build Partner

## Stonewood Homes



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### Rangatahi Ridge - RS-09

All figures are subject to change.

Please contact builder partner (BP) directly for further information

Terrace T						Levels 2			
Neighbourhood	Address	Lot#	Type	Beds	Bath	House Total (m2)	Section Size (m2)	List Price	Completion Date (Est)
Roskill South	7 Youth Street	1	T2	3	2.5	88.6	191	\$1,150,000	Refer to Build Partner
Roskill South	7 Youth Street	2	T2	3	2.5	88.6	182	\$1,150,000	Refer to Build Partner
Roskill South	7 Youth Street	3	T2	2	1.5	78.3	114	- SOLD	Refer to Build Partner
Roskill South	7 Youth Street	4	T2	2	1.5	75.7	105	- SOLD	Refer to Build Partner
Roskill South	7 Youth Street	5	T2	2	1.5	78.4	155	- SOLD	Refer to Build Partner

### Roseman Development - RS-14

All figures are subject to change.

Please contact builder partner (BP) directly for further information

Terrace T						Levels 2			
Neighbourhood	Address	Lot#	Type	Beds	Bath	House Total (m2)	Section Size (m2)	List Price	Completion Date (Est)
Roskill South	14 Roseman Avenue	38	T2	3	2.5	117.7	189	- SOLD	Refer to Build Partner

Neighbourhood	Address	Lot#	Type	Beds	Bath	House Total (m2)	Section Size (m2)	List Price	Completion Date (Est)
Roskill South	14 Roseman Avenue	39	T2	3	2.5	118.4	121	- SOLD	Refer to Build Partner
Roskill South	14 Roseman Avenue	40	T2	3	2.5	117.7	156	Price on application	Refer to Build Partner
Roskill South	14 Roseman Avenue	41	T2	2	1.5	78.4	120	- SOLD	Refer to Build Partner
Roskill South	14 Roseman Avenue	42	T2	2	1.5	76.8	90	\$760,000	Refer to Build Partner
Roskill South	14 Roseman Avenue	43	T2	2	1.5	78.4	125	Enquires over \$800,000	Refer to Build Partner
Roskill South	14 Roseman Avenue	44	T2	3	2.5	123.2	232	Price on application	Refer to Build Partner