

HOMES FOR SALE PRICE LIST

14 Nov 2024



WELCOME TO HOBSONVILLE POINT

Congratulations. You've made the first step towards purchasing a brand new home in Hobsonville Point, Auckland's newest and fastest-growing suburb.



TYPES OF HOMES FOR SALE

Every new home at Hobsonville Point has been architect-designed to cater for modern life in Auckland; to maximise space, minimise demands on our time and bank balance (and the environment), and give us that connection with nature and our community that makes life so much richer.

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 a master developer for each precinct. We and the developer then select 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 at Hobsonville Point, 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 Hobsonville Point 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

HOBSONVILLE POINT MAP



MEET THE BUILDER PARTNERS

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

Fletcher Living
this is living

Our homes have been designed by Construct Architects and represent the latest evolution in Fletcher Living designs. These homes are perfectly positioned to make the most of the surrounding areas and all that Hobsonville Point has to offer. The Te Uru Precinct is next to the Hobsonville village, shops and with easy access to both the North-Western motorway(SH16) and Upper Harbour Highway.

**WILLIS
BOND**

Catalina Bay Apartments is located in the heart of Catalina Bay, Hobsonville Point. Willis Bond & Co. have restored and re-purposed several of Catalina Bay's original Air Force buildings, creating a seaside community like no other. Designed by award-winning architects, Architectus, these residences of carefully considered proportions and generous spaces have been designed to maximise panoramic views of the Waitemata Harbour.

WINTON

The historic Marlborough Oval is the focal point of this 4.2-hectare neighbourhood. At the waterfront edge with views overlooking the Waitemata Harbour are the newly released Ovation apartments. Launch Bay is a five-minute walk from Catalina Bay's retail and restaurants via the coastal walkway or the streets. This stunning location couldn't be more spectacular.

PRICE LIST

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

Contact: Daniel Marcora
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Contact: Nicolle Hook
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Website: <https://www.fletcherliving.co.nz/locations/auckland/hobsonville-point/>

Te Uru Development

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

Display suite:
 7 Te Rito Road. Sat and Sun 10am - 4pm.
 Te Uru Apartment B05, 4 Rauroa Lane. Sat and Sun 10am - 4pm.

Apartments

Apartment A		Levels 1,2,3,4,5 and AG						Help L1 = Level 1		
Address	Apt#	Type	Beds	Bath	Car	Off street Park	House Total (m2)	Outdoor Area (m2)	List Price	Completion Date (Est)
2 Rauroa Lane	AG03	G	2	2	1	0	72	15	\$755,000	Completed
2 Rauroa Lane	AG05	G	2	2	1	0	69	13	\$745,000	Completed
2 Rauroa Lane	A103	G	2	2	0	1	72	15	\$725,000	Completed
2 Rauroa Lane	A104	L1	2	2	1	0	69	7	- SOLD	Completed
2 Rauroa Lane	A105	L1	2	2	1	0	69	7	- SOLD	Completed
2 Rauroa Lane	A203	L2	2	2	1	0	71	12	- SOLD	Completed
2 Rauroa Lane	A205	L2	2	2	1	0	69	7	- SOLD	Completed
2 Rauroa Lane	A305	L3	2	2	1	0	69	7	- SOLD	Completed
2 Rauroa Lane	BG03	G	2	2	1	0	69	13	\$770,000	Completed
2 Rauroa Lane	B104	L1	2	2	1	0	69	6	- SOLD	Completed
2 Rauroa Lane	B105	L1	2	2	1	0	72	11	- UNDER CONTRACT	Completed

Address	Apt#	Type	Beds	Bath	Car	Off street Park	House Total (m2)	Outdoor Area (m2)	List Price	Completion Date (Est)
2 Rauroa Lane	B203	L2	2	2	0	0	63	7	\$755,000	Completed
2 Rauroa Lane	B204	L2	2	2	1	0	69	6	- SOLD	Completed
4 Rauroa Lane	B303	L3	2	2	0	1	69	6	\$795,000	Completed
2 Rauroa Lane	B304	L3	2	2	1	0	69	6	- SOLD	Completed
2 Rauroa Lane	B305	L3	2	2	1	0	72	11	- SOLD	Completed

Townhouses and Apartments

Apartment **A**

Help **T2 = 2 Levels**

Address	Apt#	Type	Beds	Bath	Car	Off street Park	House Total (m2)	Outdoor Area (m2)	List Price	Completion Date (Est)
Te Rito road	1/2		3	2	1	0	121	0	- UNDER CONTRACT	Completed
16 Hema Road	26		4	2.5	1	0	178	178	- SOLD	Completed
18 Hema Road	27		4	2.5	1	0	102	102	- SOLD	Completed
2/2 Ko Nui Lane	H6		3	1.5	1		148	0	- UNDER CONTRACT	Completed
2/1 Ko Roa Road	G6		3	2	0	1	148	0	- UNDER CONTRACT	Completed
4/1 Ko Roa Lane	G8		3	1.5	1	0	148	0	- SOLD	completed

Willis Bond

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WILLIS BOND

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

Catalina Bay

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

Apartment A

Address	Apt#	Type	Beds	Bath	Car	House Total (m2)	Outdoor Area (m2)	List Price	Completion Date (Est)
4 Boundary Road	Apt 301		1	1	1	70	7	\$1,150,000	Completed
4 Boundary Road	Apt 409		2	1	1	65	35	\$1,500,000	Completed
4 Boundary Road	Apt 609		1	1	1	56	11	\$1,100,000	Completed
4 Boundary Road	Apt 709		1	1	1	56	11	\$1,150,000	Completed
4 Boundary Road	Apt 1002		2	2	1	96	13	\$2,600,000	Completed
4 Boundary Road	Apt 1003		2	2	1	92	14	\$2,400,000	Completed
4 Boundary Road	Apt 1103		2	2	1	92	14	\$2,500,000	Completed
4 Boundary Road	Apt 1104		1	1	1	50	12	\$1,250,000	Completed
4 Boundary Road	Apt 1202		2	2	1	96	13	\$2,700,000	Completed
4 Boundary Road	Apt 1203		3	2	2	141	26	\$3,965,000	Completed
4 Boundary Road	TH1		2	2	1	109	10	\$2,050,000	Completed
4 Boundary Road	TH2		2	2	1	119	12	\$2,100,000	Completed
4 Boundary Road	TH5		2	2	1	113	10	\$2,300,000	Complete
4 Boundary Road	TH6		2	2	1	113	10	\$2,300,000	Completed
4 Boundary Road	TH7		2	2	1	113	10	\$2,300,000	Completed
4 Boundary Road	TH8		2	2	1	113	10	\$2,300,000	Completed

Winton

WINTON

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Launch Bay

All figures are subject to change.

Please contact builder partner directly for further information.

Jimmy's Point Apartments

Apartment A	Levels 1,2,3,4 and AG						Help L1 = Level 1			
Address	Apt#	Type	Beds	Bath	Car	Off street Park	House Total (m2)	Outdoor Area (m2)	List Price	Completion Date (Est)
4/27b Marlborough Crescent	Jimmy's Point		4	3	2	2	76	12.7	From 1,400,000+	completed
7/27b Hudson bay Extension	7/27b		4	3	2	2	0000000	20.9	From \$1,40,000+	completed
Ovation Apartments 45 Hudson road	303		3	2	2	2	140	8.7	\$1,500,000	Completed
Ovation apartments 45 Hudson bay road	103		3	2	2	2	130	8	\$1,300,000	Completed