

## Property information

|                       |                                                 |
|-----------------------|-------------------------------------------------|
| Location              | 34 Palm Avenue Hokowhitu, Palmerston North 4410 |
| Legal Description     | Lot 8 DP 17646                                  |
| Area (ha)             | 0.0661                                          |
| Current Land Value    | \$465,000                                       |
| Current Capital Value | \$820,000                                       |
| Current Message       | Rateable values as at 01 Sep 2024               |

## Rating Information 2025/26

|                   |                                    |
|-------------------|------------------------------------|
| Assessment No.    | 10249696                           |
| Valuation Ref.    | 14670-930-06                       |
| Land Value        | \$465,000                          |
| Capital Value     | \$820,000                          |
| Improvement Value | \$355,000                          |
| Rates             | \$4,190.69                         |
| Message           | Rateable values as at 01 Sep 2024. |

These values were used for rates set in the 2025/26 year

✓ 2025/26 Rates Breakdown

| DESCRIPTION                            | UNITS  | FACTOR  | TOTAL      |
|----------------------------------------|--------|---------|------------|
| General - Single Unit Residential (LV) | 465000 | 0.00413 | \$1,922.31 |
| Uniform Annual General Charge          | 1      | 300     | \$300.00   |
| Capital Value Targeted Rate - R1       | 820000 | 0.00101 | \$827.38   |
| Rubbish and Public Recycling           | 1      | 69      | \$69.00    |
| Kerbside Recycling                     | 1      | 188     | \$188.00   |
| Water Supply - Connected               | 1      | 487     | \$487.00   |
| Wastewater - Connected                 | 1      | 397     | \$397.00   |
|                                        |        |         | \$4,190.69 |

✓ Proposed 2026/27 Rates

| The figures below are the provisional calculations for 2026/27 based on the rateable values as at 1 September 2024 with property details as at 3 June 2026. They include the third stage of the progressive introduction over 3 years of a new targeted rate based on the capital value. |        |                     |
|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------|---------------------|
| DESCRIPTION                                                                                                                                                                                                                                                                              | UNITS  | PROPOSED 2027 RATES |
| General - Single Unit Residential                                                                                                                                                                                                                                                        | 465000 | \$1,537.29          |
| Uniform Annual General Charge                                                                                                                                                                                                                                                            | 1      | \$200.00            |
| Capital Value Targeted Rate - R1                                                                                                                                                                                                                                                         | 820000 | \$1,339.88          |
| Rubbish and Public Recycling                                                                                                                                                                                                                                                             | 1      | \$129.00            |
| Kerbside Recycling                                                                                                                                                                                                                                                                       | 1      | \$141.00            |
| Water Supply - Connected                                                                                                                                                                                                                                                                 | 1      | \$449.00            |
| Wastewater - Connected                                                                                                                                                                                                                                                                   | 1      | \$446.00            |
|                                                                                                                                                                                                                                                                                          |        | \$4,242.17          |

## Map



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