

Current Rating Year (2025/2026)

Next Rating Year (2026/2027)

Make a payment

Valuation No.	2417018601
Location	8 O'Connell Street, Southbridge
Legal Description	LOT 2 DP 55427 BLK I SOUTHBRIDGE SD
Certificate of Title	32F/1148
Ward No.	1
Zone	9C
Use	92
Category	RD199
TORAS	111000
Property Area (hectares)	0.1608

Current Rating Valuation	
As valued at 1 September 2024	
Land Value	\$275,000
Improvements Value	\$305,000
Capital Value	\$580,000
Nature of Improvements	2 DWG OB OI

New Rating Valuation	
As valued at 1 September 2024	
New Land Value	\$275,000
New Improvements Value	\$345,000
New Capital Value	\$620,000
New Nature of Improvements	

Rates Information	
Current Rating Year	2025/2026

Current Year Rates Instalments

Instalment 1.	\$1,624.70
Instalment 2.	\$1,624.70
Instalment 3.	\$1,624.75
Instalment 4.	\$1,624.70
Current Year's Rates	\$6,498.85
Previous Year's Rates	\$5,684.95

Rates for Current Year 2025/2026					
Next Rating Year (2026/2027)					
Type	Description (Basis)	Differential	Factor	Rate	Estimated Amt
011	General Purposes Rate (C)	District	580,000.00	0.00115663	\$670.85
054	Library Charge (U)	District	1.00	271.00	\$271.00
068	Civil Defence Emergency Mgmt (U)	District	1.00	16.0900000000	\$16.10
069	Refuse Uniform Charge (U)	District	2.00	32.00	\$64.00
090	Recreation Reserve Rate (U)	District	2.00	230.00	\$460.00
091	Community Centre Rate (U)	District	2.00	231.00	\$462.00
099	Passenger Transport (U)	Ellesmere	1.00	2.9100000000	\$2.90
113	Uniform Annual General Charge (U)	District	1.00	454.00	\$454.00
123	General (C)	District	580,000.00	0.0003828906	\$222.10
152	Works and Services (C)	District	580,000.00	0.0000084935	\$4.95
214	Uniform Annual General Charge (U)	District	1.00	47.22	\$47.20
215	Water Race (Amenity) Rate (U)	District	1.00	65.00	\$65.00
297	Transport and Development (C)	Greater Christchurch	580,000.00	0.00000346	\$2.05
301	Refuse Recycling Rate (U)	District	2.00	92.00	\$184.00
332	Swimming Pools (U)	Zone 2	2.00	147.00	\$294.00
343	Refuse-Organic Wheelie Bin (U)	District	1.00	198.00	\$198.00
352	Freshwater Management (C)	Selwyn-Waihora Water Zone	580,000.00	0.00000732	\$4.25
356	Passenger Transport Rural (U)	District	1.00	23.1600000000	\$23.15
380	Canterbury Museum Levy (U)	District	1.00	40.00	\$40.00
381	Refuse-Wheelie Bin 80 Litres (U)	District	1.00	160.00	\$160.00
401	Biodiversity Land Drainage & River Works (U)	District	1.00	35.00	\$35.00
405	Urban Water Supply (U)	District	2.00	422.00	\$844.00
406	Stormwater (U)	District	2.00	175.00	\$350.00
408	Sewerage (U)	District	2.00	807	\$1,614.00
801	District Rivers Management (U)	District	1.00	10.2800000000	\$10.30
Total					\$6,498.85

History			
Year	Land Value	Capital Value	Annual Rates
2024/2025	\$285,000	\$530,000	\$5,684.95
2023/2024	\$285,000	\$530,000	\$4,996.65
2022/2023	\$285,000	\$530,000	\$4,791.15
2021/2022	\$175,000	\$425,000	\$4,573.00
2020/2021	\$175,000	\$425,000	\$4,369.90
2019/2020	\$175,000	\$425,000	\$4,306.90
2018/2019	\$175,000	\$425,000	\$4,032.60
2017/2018	\$175,000	\$425,000	\$4,018.25
2016/2017	\$175,000	\$425,000	\$3,884.55
2015/2016	\$138,000	\$330,000	\$3,671.65