

## Property Information

|                                 |                                |
|---------------------------------|--------------------------------|
| <b>Property address</b>         | 42A MAIN ROAD, RD 1, LYTTELTON |
| <b>Legal description</b>        | Lot 1 DP 69808                 |
| <b>Property area (hectares)</b> | 0.1020                         |
| <b>Valuation number</b>         | 23852 12110                    |

## Latest rating valuation for next year – 2026/2027

*This will be used to calculate your rates from 1 July 2026.*

*Note: This is based on market conditions as at 1 August 2025.*

|                         |                    |
|-------------------------|--------------------|
| Land value              | \$420,000          |
| + Value of improvements | \$610,000          |
| <b>= Capital value</b>  | <b>\$1,030,000</b> |

## Rating valuation current year – 2025/2026

*Used to calculate your rates from 1 July 2025 until 30 June 2026.*

*Note: This is based on market conditions as at 1 August 2022. If your valuation is adjusted mid-year this may not adjust your rates until the following 1 July.*

|                         |                    |
|-------------------------|--------------------|
| Land value              | \$420,000          |
| + Value of improvements | \$580,000          |
| <b>= Capital value</b>  | <b>\$1,000,000</b> |

## Rates information

|                                       |  |
|---------------------------------------|--|
| <b>Rate account number</b>            | 73093316   |
| <b>Current rating year</b>            | 2025/2026  |
| <b>Current year rates instalments</b> | Instalment 1: \$1,382.86<br>Instalment 2: \$1,382.86<br>Instalment 3: \$1,382.86<br>Instalment 4: \$1,383.09 |
| <b>Current year's rates</b>           | \$5,531.67   |

**Up-to-date valuations:** Amended valuations, as a result of new improvements to a property or settled objections, may not show on our website for up to 3 weeks.