

Roslyn

Property sales

Suburb Report



Welcome!

Welcome to our update on the Roslyn suburb in Palmerston North! We hope this analysis of recently sold properties and the current market data helps you as a property owner or potential purchaser.

Roslyn continues to be a popular area for buyers and there has been some fantastic sales results in the area recently. You'll see from our market snapshot that sale prices on average are down 0% over last year and down 12% in the last three years.

If you're interested in this area, or you'd just like more information on recent sales or market statistics then please give us a call, we're always happy to have a no-obligation chat about anything property related! Alternatively, pop into our office on Broadway Avenue for a chat.

If you are thinking of selling your current home then do give us a call for a free market appraisal to see how the value of your home stacks up, you might be pleasantly surprised!



Why work with us?

Integrity is not just a part of our name; it forms the foundation of every action we take. As a local family-owned and run company, we stand behind everything we do.

We provide competitive commission rates, an unwavering service guarantee, and a dedicated team committed to guiding you through every step of the process. You're in good company, with Watson Integrity.

WATSON INTEGRITY SOLD PROPERTIES:



STATISTICS BASED ON REINZ DATA FROM THE PREVIOUS 12 MONTHS AS OF 29 NOV 2024



Median Sale Price



Days to Sell



Property Sales

Sale Price Trends:



Over The Last Year



Over The Last 3 Years

RECENT SOLD PROPERTIES IN ROSLYN:

Address	Property Features	Sold Date	Rateable Value	Sale Price
25 Puriri Terrace	3 1	Nov-24	\$640,000	\$530,000
8 Kings Court	5 3	Nov-24	\$940,000	\$851,000
22 Haydon Street	3 1	Nov-24	\$640,000	\$532,000
218 A Vogel Street	4 1	Nov-24	\$730,000	\$665,000
7/93 Ruahine Street	2 1	Nov-24	\$1,050,000	\$315,250
5 Edgecombe Court	2 1	Nov-24	\$620,000	\$505,000
25 Newhaven Place	3 1	Oct-24	\$650,000	\$550,000
918 Tremaine Avenue	2 1	Oct-24	\$530,000	\$440,000
1/99 Vogel Street	2 1	Oct-24	\$540,000	\$430,000
26 Haydon Street	3 1	Oct-24	\$700,000	\$575,000
153 A Ruahine Street	2 1	Oct-24	\$560,000	\$480,000
31 Puriri Terrace	2 1	Oct-24	\$640,000	\$570,000

YOU'RE IN **GOOD COMPANY**



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Location

Roslyn is located 3km North East of the CBD and bounded on the North by the North Island main trunk railway on the East by Palmers ton North – Gisborne Railway (Kelvin Grove), the South by Main Street East (Terrace End) and the West by Ruahine Street (Palmerston North Hospital Area). Roslyn has been pegged as the best all-round Palmerston North suburb for Property Investment.

Points of Interest

- Freyberg Community Pool
- Willowpark Tavern
- Vogel Street Shopping Centre
- A large industrial zone
- Fire Station
- New Life Church

Schools

- Roslyn Primary School
- Terrace End Primary School
- St Mary's Catholic School
- Ross Intermediate School
- Freyberg High School

Parks and Reserves

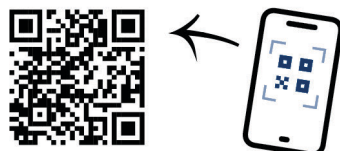
- Skoglund Park
- Vautier Park
- The Pit
- Norton Park
- Hulme Street Reserve



WIN | One of 10 MASSIVE Christmas Hams!

The Watson Integrity family are spreading the Christmas cheer and giving away 10 MASSIVE Christmas hams to local families across all our branches! Nominate someone you'd like to surprise this Christmas and you and the person you nominate will go into the draw to win a Christmas ham worth \$150.

TO ENTER: Scan the QR Code or go directly to the online form at [watsonrealestate.nz/christmas](https://www.watsonrealestate.nz/christmas)



Entries close on Thursday 12th December 2024 and winners will be notified by phone.