

Large two title site with two road frontages in Avondale

Name Residential development opportunity within the Unlock Avondale project boundary and the Avondale Town Centre.

Sector Building and Infrastructure

Project size 15,871 sqm across two titles that enjoy dual road frontage to Great North Road and Racecourse Parade. The Town Centre zoning has a height variation control of 32.5m. Future access is proposed from south side of the site, as an extension of Crayford Street, which will accommodate a new community centre facility in the future at 1959-1969 Great North Road.

Looking for Buyer of the freehold site to develop residential housing, including Homestar 6 design outcomes and pedestrian access to the adjacent community centre site.

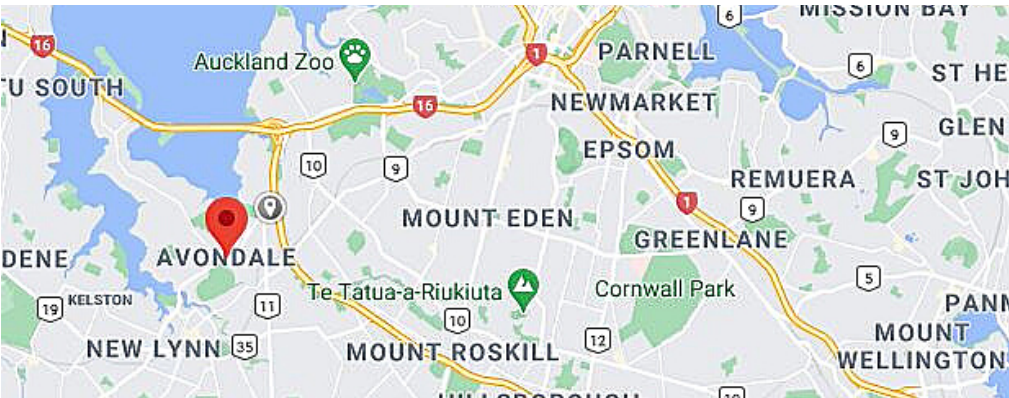
Panuku Development Auckland offer this 15,871 sqm two-title site strategically located to take advantage of two road frontages onto Great North Road and Racecourse Parade in Avondale.



Summary

Zoned Town centre, this is a fantastic residential and retail development opportunity. Residential developers and retailers are invited to take this opportunity to build a centrally located community with great proximity to public transport. Make the most of its strategic location and town centre zoning. The zone provides for a wide range of activities, including commercial, leisure, residential, tourist, cultural, community and civic services, providing a focus for commercial activities and growth.

Avondale is a popular and sought after city fringe location with great public transport and a growing population



Economic profile of Avondale

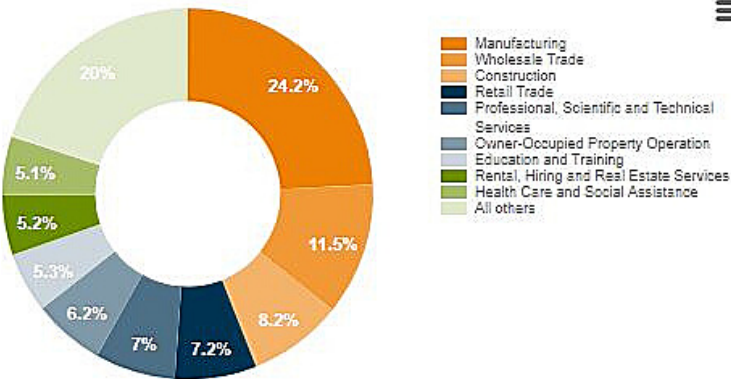
Avondale is in the Whau local board area of Auckland - a fast growing economic hub of the city.



Biggest contributors to economic growth, 2009-2019

Professional, Scientific and Technical Services	\$103m
Construction	\$87m
Retail Trade	\$77m
Wholesale Trade	\$58m
Health Care and Social Assistance	\$54m
All other industries	\$8m
Total increase in GDP	\$387m

Proportion of GDP by ANZSIC 1-digit industries, 2019



A prime location in one of Auckland's most up and coming city fringe suburbs

The Auckland suburbs of Avondale, Northcote, and Birkenhead are the top three picks for families wanting affordability and proximity to the CBD. With a median house price of \$800,000 and within 10 kilometres (km) of the CBD, Avondale is the most affordable and convenient place to live. The residential property market in Auckland continues to go from strength to strength despite the economic impacts of COVID19 and the public health response, with median house prices rising 16% to an all time high of \$950,000 by July 2020. Auckland is still in need of 300,000+ dwellings by 2050 to fulfil current and forecast demand led by population growth. Recent migration levels are now being replaced by returning Kiwis.



Looking for:

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For more information please contact

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