

LOCAL CASE STUDY

43 St Leonards Road Mt Eden

RayWhite

4  2 



Sale strategy: **Sold prior to Auction**

Price: **\$3,000,000**

CV: **\$2,550,000**

Land Size: **938m²**

Date: **22 September 2021**

School Zones: **AGS, EGGs, ANI, Maungawhau School**

Elevated with Iconic Views in Double Grammar Zone

This large home in Mt Eden with expansive north-west views from every level had been cherished by the same family for over four decades. Coming to market as New Zealand went into lockdown, the property was marketed as a "Forthcoming Auction (unless sold prior)".

Two weeks into the campaign, after receiving a pre-auction offer the property was sold in Alert Level 4, subject to the purchaser viewing the property when permitted at the appropriate Alert Level. On the first day of Level 3, following the viewing the agreement became unconditional.

www.mikerobson.co.nz

TEAM

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EXPERIENCE WHEN IT COUNTS



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