

1.0 EXECUTIVE SUMMARY

90 Mersey Street, West Invercargill, Invercargill City 9810

The subject property comprises a 960 m² industrial site located approximately 750 metres west of the Invercargill Central Post Office.



PROPERTY DETAILS

Type	Vacant Industrial
Zoning	Industrial 2
Land area	960m ²

VALUATION

\$215,000 plus GST (if any)

\$/m² of land area

\$224

Contract for sale

We are not aware of any sale and purchase agreement in place for the property.

Previous sale

There are no recent recorded sales for this property.

INSTRUCTIONS

Instructed by	Emma Burke
Report prepared for	Invercargill City Council
Purpose of valuation	Market Value for sale
Basis of valuation	Market Value - vacant possession
Valuation date	1 August 2022
Report issue date	2 August 2022

TelferYoung from CBRE policy requires that reports cannot be reassigned for any purpose beyond 90 days from the date of valuation. This policy has been set to meet professional indemnity insurance requirements. It is a condition of this report that any valuation needing to be reassigned beyond 90 days may require re-inspection by the valuer with an update fee charged.

PREPARED BY

Robert Todd B Com (VPM), ANZIV, SPINZ
Registered Valuer

This report must be read in conjunction with CBRE Limited t/a TelferYoung from CBRE Statement of Limiting Conditions and Valuation Policy.