

# Auction Order of sale

Wednesday 29th April 2015, 1.00pm

247 Cameron Rd, Tauranga | Auctioneer: Blair Cashmore



**LOT 1** 5 Tupaea Place  
Cherrywood | ID 2842815



Immaculately presented inside and out, low maintenance and located in the heart of Cherrywood. Solid construction, redecorated, extra parking for the camper. Three bedrooms, two bathrooms, sunroom, 632m<sup>2</sup> easy care site and private courtyard.



Blair Cashmore  
**027 471 1519**  
Success Realty Ltd, Bayleys,  
Licensed Under The REAA 2008



Kirsty Cashmore  
**027 268 8003**  
Success Realty Ltd, Bayleys,  
Licensed Under The REAA 2008

**LOT 2** 40 Margaret Drive  
Omokoroa | ID 2842602



Situated on an elevated flat section of 930m<sup>2</sup> (more or less) with a great outlook is this north facing, three storey home of 322m. Located in one of Omokoroa's newer subdivisions, this is a great opportunity for a wide variety of potential purchaser's.



Craig Orr  
**021 0288 3026**  
Success Realty Ltd, Bayleys,  
Licensed Under The REAA 2008

**LOT 3** 21 Newton Street  
Mount Maunganui | ID 2842424



One of the most sought after streets in Mount Maunganui, zoned commercial. Constructed in 1994 and 2005. Fully tenanted with a building area of 1172m<sup>2</sup> sitting on a land area of 2104m<sup>2</sup>. Three and four year leases, total rental of \$102,413 + GST per annum.



Jim McKinlay  
**021 417 429**  
Success Realty Ltd, Bayleys,  
Licensed Under The REAA 2008

**LOT 4** 35 Monticello Key  
Papamoa | ID 2842105



Mediterranean inspired home of 301m<sup>2</sup> on an elevated 713m<sup>2</sup> site. Beautifully decorated, stunning fixtures, living here is like being on an endless holiday. Secure and private with a magnificent vista from Motiti to the Mount, Papamoa Hills and Hinterlands.



Peter Clarke  
**027 499 3979**  
Success Realty Ltd, Bayleys,  
Licensed Under The REAA 2008

## HOW TO PLACE A BID AT OUR AUCTION

To be a successful buyer at an auction the following process is carried out:

- 1** The Auctioneer will call the highest bid and the amount each bid will rise.
- 2** To bid, catch the Auctioneer's eye by raising your hand or simply nodding your head when you have got the Auctioneer's attention.
- 3** If you are a spectator, do not be concerned that you will buy a property by scratching your nose or moving your hand, our Auctioneers are very experienced and can pick between casual movement or a determined bid.
- 4** Should the property not reach a figure acceptable to the vendor, the highest bidder will be given the first opportunity during the auction to amend their bid to an acceptable level.
- 5** If an agreement is not reached at that time, the property will then be set aside and negotiations will be entered into with all interested parties including conditional buyers.
- 6** If you are the successful bidder you will be required to sign the contract and pay a 10% Deposit (your personal cheque is acceptable).
- 7** The balance is paid on settlement date as outlined in the Conditions of Sale and the Contract.