

**CALL ME NOW!**  
**For West Auckland Real Estate**



**Professionalism Counts**

As a Dedicated Vendor Advocate (DVA) with over 1300 successful sales in West Auckland you can be sure that when you list your property for sale with me you will have a salesperson dedicated to achieving the best possible price in the shortest time.

**John Goodrum**  
Licensee Agent 2008, AREINZ  
thelegendofthewest@gmail.com

Phone: 09 413 7910  
Mobile: 021 945 140



HOUSE TALK

No. 136

Dear Resident,

In the past few weeks the worlds share markets have been in turmoil. First the scare that USA would not get agreement between the republicans and democrats to allow government to borrow more to pay its bills caused a massive fall in share prices worldwide including of course New Zealand.

This was temporarily resolved and prices began to rise again. Next came further fears that Greece or Portugal or Ireland and lately Italy may not be able to get the necessary assistance from other European Union countries which could lead to banks failing in those countries with knock on effects elsewhere too. Stock prices fell heavily again.

Imagine you had your life savings in shares on the share market! If you didn't get ulcers from worry then the falls in value would certainly give you depression. House prices may occasionally fall in New Zealand but not dramatically, not for long and certainly not at the whim of overseas happenings liked those discussed.

It's pretty clear why most astute Kiwi's invest in houses rather than share markets isn't it. July saw house prices steady in West Auckland and sales numbers are well up compared to the same month last year.

<u>Waitakere City</u>	July 2010	July 2011
Median Sell Price	\$390,500	\$390,000
Number of Sales	218	246

I have a very large number of buyers looking for houses so if you are thinking of selling please call me now and save on fees.

GO THE ALL BLACKS!!

Best wishes,

John Goodrum  
Licensee Agent REAA 2008

Buy West Realty Ltd, Licensed REAA 2008



*Winter Warmer Special*  
**Free Legal Fees\***  
**Free Marketing Package\***  
\*Conditions apply, call, email or go to:  
<http://legendofthewest.blogspot.com/>  
for full conditions of this special



**TE ATATU SOUTH, 80D Tirimoana Road**  
Trade Up To Te Atatu South



**\$395,000** 3 2 2  
raywhite.co.nz ID# **TET21532**

**MASSEY, 8 Dovey Place**  
A Cut Above The Rest



**\$339,000** 3 1 1  
raywhite.co.nz ID # **TET21525**

**TE ATATU SOUTH, 80K Tirimoana Road**  
A Miami Style Villa Awaits You



**\$429,000** 3 2 2  
raywhite.co.nz ID# **TET21555**

**MASSEY, 295 Don Buck Road**  
Suburban New Zealand Island Paradise



SOLD

**MASSEY, 82 Lincoln Park Ave**  
SOLD



SOLD

**GLENDENE, 4202B Great North Road**  
Quiet And Contemporary



**\$535,000** 4 3 2  
raywhite.co.nz ID# **TET21396**

**MASSEY, 5 Kopi Place**  
Money For Jam



**\$479,000** 6 3 1  
raywhite.co.nz ID# **TET21458**

JOKE

JOKE



**WIFE:** "Honey, did you notice? I bought a new toilet brush."  
**HUSBAND:** "Yes, I did. But I still prefer the paper."

**Te Atatu South, 37 Covil Avenue**  
Simply Serene



**\$569,000** 4 1 3  
raywhite.co.nz ID# **TET21424**

**ORATIA, 221 Shaw Road**  
Too New To Photograph



**Forthcoming Auction**  
raywhite.co.nz ID # **JUST LISTED**

**MASSEY, 311 Don Buck Road**  
More Bang For Your Buck



**\$349,000** 4 2 2  
raywhite.co.nz ID# **TET21386**

RANUI, 3/73 Luanda Drive

SOLD



SOLD

NEW LYNN, 1/2 Northall Road

Much More Than Meets The Eye



\$395,000

3 2 2

raywhite.co.nz ID# TET21488

JOKE

JOKE

A woman rubs a lamp and out pops a genie. "I'll grant you one wish," the genie tells her.

"See this cat? I'd rather have a strong, handsome man," she says.

The genie agrees and -poof! - the cat turns into a Brad Pitt clone. The woman leaps into his lap.

"Do you have anything to say before we make love?" she asks.

"Yes," he says. "I bet you wish you hadn't had me neutered last week."



MASSEY, 57 Cartmel Avenue

Too New To Photograph



Forthcoming Auction

4 2 2

raywhite.co.nz ID # JUST LISTED

RANUI, 2 Ali Place

Myth Busted



\$359,000

3 2 2

raywhite.co.nz ID# TET21345

AVONDALE, 9 Brabham Place

Sub - Divide and Conquer?



\$559,000

3 1 2

raywhite.co.nz ID# TET21500

HENDERSON, 13 Statesman Street

Large in Quality, Large in Quantity



Auction on site (unless sold prior) 1.30pm Sat 10th Sept 2011

4 3 3

raywhite.co.nz ID# TET21460

HENDERSON VALLEY, 19 Opanuku Road

Paradise Palace



\$569,000

4 2

raywhite.co.nz ID# TET21476

GLENDENE, 54 Glendene Ave

Good Bones in Need of a Clean Break



Auction on site (unless sold prior) 3pm Sun 25th Sept 2011

3 1 1

raywhite.co.nz ID # TET21547

TE ATATU PENINSULA, 2/15 Harbour View Road

SOLD



SOLD

HENDERSON HEIGHTS, 18 San Domingo Rise

Work From Home in Luxury



Auction on site (unless sold prior) 12pm Sun 11th Sept 2011

4 3 2

raywhite.co.nz ID# TET21526

**STOP!**

*Winter Warmer Special*

**Free Legal Fees\***  
**Free Marketing Package\***

\*Conditions apply, call, email or go to:  
<http://legendofthewest.blogspot.com/>  
for full conditions of this special

**DON'T EVEN THINK OF SELLING YOUR HOME UNTIL YOU'VE READ THIS...**

NEW LYNN, 134 Lynwood Road

SOLD



SOLD

**Margaret Cullington**  
**Licensee Salesperson to John Goodrum**

With a highly successful 20 years real estate career behind her, Margaret is the obvious choice if you are considering buying or selling property. She is renowned both for getting the best price for her vendors and the best buy for her purchasers. Yes, it is possible to achieve both, and for it to be a "win, win" situation



Phone: 09 267 5832  
Mobile: 021 275 9664  
margaret.cullington@raywhite.com  
Licensee Salesperson REAA 2008

**Doreen Wong**  
**Buyers Agent to John Goodrum**

買家代理合作 John Goodrum - Legend of the West  
大部分買家都介紹她為最專業及最誠實地地產經紀。她  
open home 與其他買家有關的整個工作。作為買家代理合作，  
Doreen 不保留以上工作任何時間。Doreen 的工作就是幫助買家  
找到心中理想的房屋。專業、真心、奉獻。才是成功的關鍵！  
想找別處的房子，請聯繫 Doreen:



Phone: 09 838 8876  
Mobile: 027 422 8630  
doreen.wong@raywhite.com  
Licensee Salesperson REAA 2008

**List With John Goodrum For Results**

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