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 **RES water, ww**

3 Queens Avenue

Overview

Legal description	Lot 3 DP 10652
Rates number	6436
Valuation number	04041-824-00
Rating category	RES water, ww
SUIPs	1

Rates

Current rating period: **2025/26**

 **Total annual rates: \$3,981.38**

General rate - Residential	\$1,824.03
Uniform Annual General Charge	\$865.00

Water	\$514.28
Wastewater - Residential	\$490.67
Citywide stormwater - Residential	\$287.40

Valuation

Latest rating valuation date: **1 September 2024**

 **Capital value: \$770,000**

Land Value	\$630,000
Value of Improvements	\$140,000
Capital Value	\$770,000

Valuation history

Valuation date	Land Value	Value of Improvements	Capital Value
Sep 1, 2024	\$630,000	\$140,000	\$770,000
Sep 1, 2021	\$670,000	\$160,000	\$830,000
Sep 1, 2018	\$445,000	\$95,000	\$540,000
Sep 1, 2015	\$270,000	\$145,000	\$415,000
Sep 1, 2012	\$180,000	\$140,000	\$320,000

Valuation date	Land Value	Value of Improvements	Capital Value
Sep 1, 2009	\$180,000	\$140,000	\$320,000
Sep 1, 2006	\$191,000	\$129,000	\$320,000
Sep 1, 2003	\$83,000	\$107,000	\$190,000

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