

# Office of the New South Wales Valuer General MEDIA RELEASE



**Region: Parramatta Local Government Area**

**Date: 25 January 2011**

## **Land Values Issued For Parramatta**

Land valuation notices are being issued for about 40,016 properties in the Parramatta Local Government Area (LGA), Valuer General Philip Western said today.

“The total land value of the Parramatta LGA as at 1 July 2010 was about \$17.698 billion,” Mr Western said.

“Real estate analysis in the Parramatta LGA has been extensive during the course of the valuation program with 317 residential, 43 commercial and 34 industrial sales analysed.

“The value of residential land generally showed a slight increase, while commercial and industrial land values generally remained steady.

“Typical residential land values were 676 square metres at Hume Avenue, Ermington valued at \$419,000; 664 square metres at Rothesay Street, Winston Hills valued at \$328,000; 487 square metres at Fennell Street, North Parramatta valued at \$373,000; and 569 square metres at Meadows Street, Merrylands valued at \$268,000.

“Typical commercial land values were 2,451 square metres at Church Street, Parramatta valued at \$960,000; 223 square metres at Railway Parade, Granville valued at \$262,000; and 253 square metres at Church Street, Parramatta valued at \$933,000.

“Typical industrial land values were 27,490 square metres at Victoria Road, Rydalmere valued at \$8,780,000 and 44,230 square metres at Unwin Street, Rosehill valued at \$7,500,000.

“The valuations are dated at 1 July 2010 and are based on relevant land and property sales data.

“The 2010 land valuations are one of the factors that council will use to determine landowner rates.

“Landowners will receive a leaflet with their valuation notice that explains the valuation process.

“People who have a query about their valuation are encouraged to call our toll free number (1800 110 038).”



# Office of the New South Wales Valuer General MEDIA RELEASE



More information on land valuation and a land value search service can be found on the Land and Property Management Authority's website at [www.lpma.nsw.gov.au/valuation](http://www.lpma.nsw.gov.au/valuation).

**ENDS**

## **For further information contact:**

John McClymont    Tel: (02) 9236 7726 / or 0401 712 279  
or Chris Pryke     Tel: (02) 9236 7758 / 0428 291 396

