



Salty Towers Coromandel

The Network Licensed REAA 2008



Becks Greenhill

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www.trinityrealestate.co.nz

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Salty Towers, the complete package!

This icon has been at the heart of fishing in Coromandel Town community for the last 20 years. Well established and meticulously stocked to cater to all fishing needs, whether you're boating, kayaking, land based or on charter there is all you need here. From bait, gear, tackle, rods and reels, burley and salt ice-made in house. They also offer live mussels, filleting and fish smoking, a popular service to all. The current owners have been meticulous and thoughtful throughout. This is a very appealing opportunity to own such an established business with land and buildings, it truly is the complete lifestyle package. The residence onsite, is private and well maintained. Three-bedrooms and an open plan lounge/kitchen have all been updated. Additionally, there are cabins onsite, a great practical option for the extras in life. The current owners have loved this prosperous business for the last 6 years, and are ready to hand it over for the next stage of growth. So whether you are looking for an exciting investment option or a new challenge in life then this is for you. Call me today for more information.

Please Note Price is:
\$1,375,000 plus gst (if any) plus SAV

Salty Towers Coromandel

Price: Enquiries Over \$1,375,000
Land Area: 11718m²
Floor Area: 100m²
Rates: \$4169
Rateable value: \$920000 on 2023-06-30

View Online:

<https://www.trinityrealestate.co.nz/property/1965-tiki-road-sh25-coromandel-coromandel-1>

Open Homes:

Contact Rebecca for viewing times



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**RECORD OF TITLE
UNDER LAND TRANSFER ACT 2017
FREEHOLD**

**Guaranteed Search Copy issued under Section 60 of the Land
Transfer Act 2017**




R. W. Muir
Registrar-General
of Land

Identifier 147952
Land Registration District South Auckland
Date Issued 24 November 2004

Prior References
SA20C/319

Estate Fee Simple
Area 1.1718 hectares more or less
Legal Description Lot 1 Deposited Plan 336077

Registered Owners

Ian Frank Le Maitre and Natalie Jane Le Maitre

Interests

5220445.1 Notice pursuant to Section 94C Transit New Zealand Act 1989 declaring the adjoining State Highway to be a limited access road - 14.5.2002 at 2:52 pm

5752344.1 Notice pursuant to Section 91 Transit New Zealand Act 1989 - 6.10.2003 at 9:00 am

11568812.3 Mortgage to ANZ Bank New Zealand Limited - 4.10.2019 at 4:52 pm

  LT 336077 (Title Plan)		Approvals	
		New CT Allocated 25/1/CT 147952	
Class of Survey: Class II		Total Area: 1.1718 ha	
Comprised in CTSA300/318 LHD		I, SHAWN P. DUNNELL, being a duly qualified and practising surveyor, certify that the above is a true and correct copy of the original plan as deposited with me, and that the same is in accordance with the provisions of the Land Transfer Act 1952, and that the same has been prepared in accordance with the provisions of the Land Transfer Act 1952, and that the same has been prepared in accordance with the provisions of the Land Transfer Act 1952.	
Signature:  Date: 20.04.2004		Filed Book: p. Transverse Book: 2	
Reference Plans:		Correct:	
Approved as to Survey by Land Information NZ on:		22.04.04	
Deposited by Land Information on:		24/04/2004	
Territorial Authority: Thames Coromandel District		Surveyed by: Dunwoodie & Green Surveyors Ltd	
Scale: 1:750		Date: APR 2004	
LAND DISTRICT: SOUTH AUCKLAND		LOT 1 BEING PT ALLOTMENT 3 PARISH OF KAPANGA	
DP 336077		The document is a true and correct copy of the original plan as deposited with me, and that the same is in accordance with the provisions of the Land Transfer Act 1952, and that the same has been prepared in accordance with the provisions of the Land Transfer Act 1952.	



Rating Information Database

Property Details

Item	Details
Assessment Number	119780
Valuation Number	04851-60101
Legal Description	LOT 1 DP 336077
Situation Address	1965 Tiki Road SH25 Coromandel
Region	COROMANDEL
Land Area	11718m ² (1.1718 Ha)
Title	CT-147952
Land Value	\$680,000.00
Improved Value	\$240,000.00
Capital Value	\$920,000.00

Current Rates 2025/2026

Rate Type	Factor Value	Rate	Amount
Coromandel Water Loan	322.54000000		\$322.54
District Transportation & Building Control	920000	0.00017300	\$159.16
Economic Development Industrial Commercial	240000	0.00067600	\$162.24
General Rate Industrial Commercial	680000	0.00088500	\$601.80
Solid Waste Collection - Coromandel/Colville	1	361.25000000	\$361.25
Stormwater Coro - Value Based	240000	0.00010400	\$24.96
Stormwater Coromandel - SUIP	1	118.61000000	\$118.61
Uniform Annual General Charge	1	709.03000000	\$709.03
Water Serviced/Metered	1	577.73000000	\$577.73
Works & Services Indust/Comm/Forest	340.10000000		\$340.10
Works & Services Industrial Comm	680000	0.00044800	\$304.64
Total:			\$3682.06

Disclaimer

The 2025/2026 figures are based on the Rating Information Database as at July 2025. The rates were set by Council at a meeting on 24 June 2025.

Valuation number	0485160101
Assessment number	2235876
Property location	1965 Tiki Sh25 Road Thames-Coromandel District
Land value (LV)	\$680,000.00
Capital value (CV)	\$920,000.00
Previous land value (LV)	\$0.00
Previous capital value (CV)	\$0.00
Area (Ha)	1.1718
Property category	Lifestyle-1914/1929-average
Improvements (<u>KEY</u>)	DWG FG OB OI
Legal property description	
LOT 1 DP 336077 BLK VI COROMANDEL SD LOT 1 DP 336077	

Rates charges

If no information is displayed here and you require further detail, call Waikato Regional Council's freephone 0800 800 401 or email rates@waikatoregion.govt.nz.

Rate description	Rate type	Rate factor	Factor	Value of factor	Rate amount (incl. GST)
Urban Public Transport Services	indirect benefit (Thames-Coromandel) Flat Rate	0.00000001	CV	920000	\$0.01
Total					\$0.01
Uniform Annual General Charge	UAGC UR	99.1	Fixed	1	\$99.10
Total					\$99.10
Regional Theatre	Secondary UR	0.56	Fixed	1	\$0.56
Total					\$0.56
Regional Services	Regional Services UR	3.71	Fixed	1	\$3.71
Total					\$3.71
Regional Council General	Thames-Coromandel FltRate	0.00022213	CV	920000	\$204.36
Total					\$204.36
Passenger Transport	Regional Unserviced UR	11.68	Fixed	1	\$11.68
Total					\$11.68
Natural Heritage	Natural Heritage UR	15	Fixed	1	\$15.00
Total					\$15.00

Coromandel Peninsula Coromandel Zone	Catchment (value based) FltRate	0.00003628	CV	920000	\$33.38
Coromandel Peninsula Coromandel Zone	Catchment (per property) UR	44.95	Fixed	1	\$44.95
Total					\$78.33
Civil Defence & Emergency Mgmt	Civil Defence and Emergency Mgmt UR	15.96	Fixed	1	\$15.96
Total					\$15.96
Biosecurity	Pest Ctrl and Regional Biosec (TCDC) FltRate	0.00006359	CV	920000	\$58.50
Total					\$58.50
Total Rates					\$487.21

Google maps

Click here to view the property via Google Maps

Map view

A new page will open when you click on the **Map link** and you will need to select VGNumber in the search criteria and enter the Valuation number

To do another search, click **Previous**, enter new search criteria in one of the **Address, Valuation or Assessment number** search options

Previous

Confidentiality Agreement

Salty Towers 2019 Limited

BETWEEN BUSINESS PURCHASERS / INVESTORS / THEIR ADVISORS
AND THE NETWORK

In consideration of your agreeing to provide me/us, directly or indirectly via The Network, with information relating to the above business, I/We hereby agree and undertake as follows:

I/We hold and keep as strictly confidential all information, statements, opinions, projections, forecasts and other matters of whatsoever nature, whether written or oral, ("The Confidential Information") except insofar as the same may be or become information in the public domain.

I/We will not disclose any of the Confidential Information to any employee or third party unless such employee or third party is specifically required to have knowledge of the same for purposes directly related to my/our consideration of the business offered for sale or investment in.

In the event of my/our making any disclosure to any employee or third party, I/We undertake to procure that such employee or third party shall, prior to such disclosure, agree to be bound by the terms and conditions of this agreement in writing prior to disclosure of the Confidential Information or any part thereof, and a copy of such written acknowledgement shall be filed with The Network immediately prior to such disclosure.

In the event that, after consideration of the Confidential Information, I/We do not purchase or make an investment in your business, I/We will forthwith return the said Confidential Information together with any copies, notes thereof (or any part thereof) or any documents containing extracts reproduced therefrom made by or on behalf of us. Furthermore, I/We will thereafter maintain the confidentiality of such information and not use the same for any purpose.

I/We undertake to indemnify you against any actions, proceedings, costs, claims, demands or liabilities which you may suffer in consequence of any breach by me/us of the undertakings herein contained.

The obligations, covenants and undertakings contained in this Confidentiality Agreement shall continue in force without any limit in point of time, notwithstanding that no purchase agreement is entered into or any investment is made in the business.

I/We agree to conduct all offers for the purchase of any business introduced to me/us via The Network and should I/We fail to do so, I/We agree to pay any commission which would have been due to The Network had I/We conducted all offers via The Network.

Name: _____
Signed by Client or Authorised Person: _____
Date: _____

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