BROOKSFIELD

Armagh Mews

328 Armagh Street, Central City, Christchurch



BROOKSFIELD

Internal renders

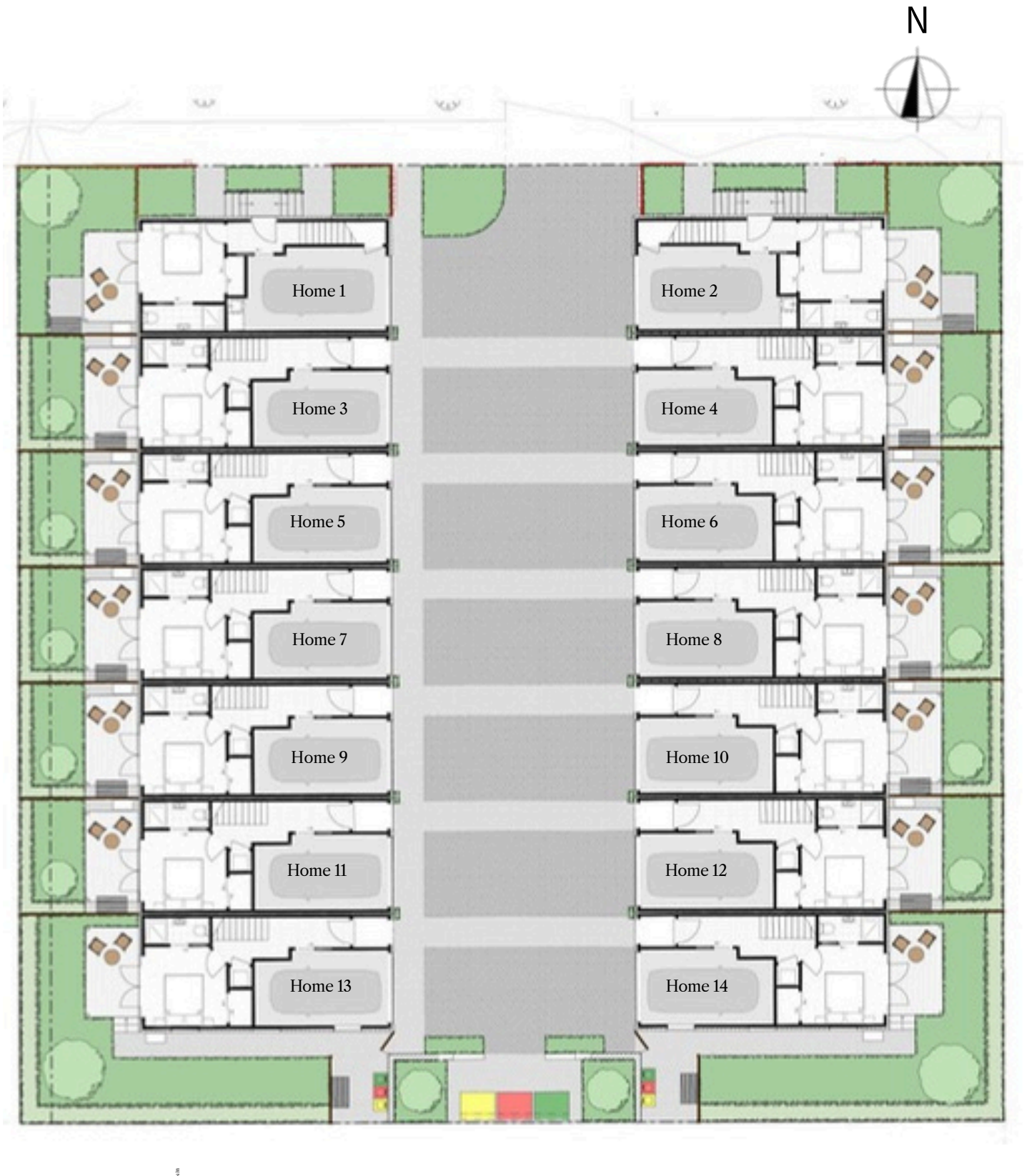




Details

	BEDROOMS	BATHROOMS	GARAGE	SIZE
Home 1	3	2	1	133
Home 2	3	2	1	133
Home 3	3	2	1	134
Home 4	3	2	1	134
Home 5	3	2	1	134
Home 6	3	2	1	134
Home 7	3	2	1	134
Home 8	3	2	1	134
Home 9	3	2	1	134
Home 10	3	2	1	134
Home 11	3	2	1	134
Home 12	3	2	1	134
Home 13	3	2	1	133
Home 14	3	2	1	133

Landscape Plan





Home 1

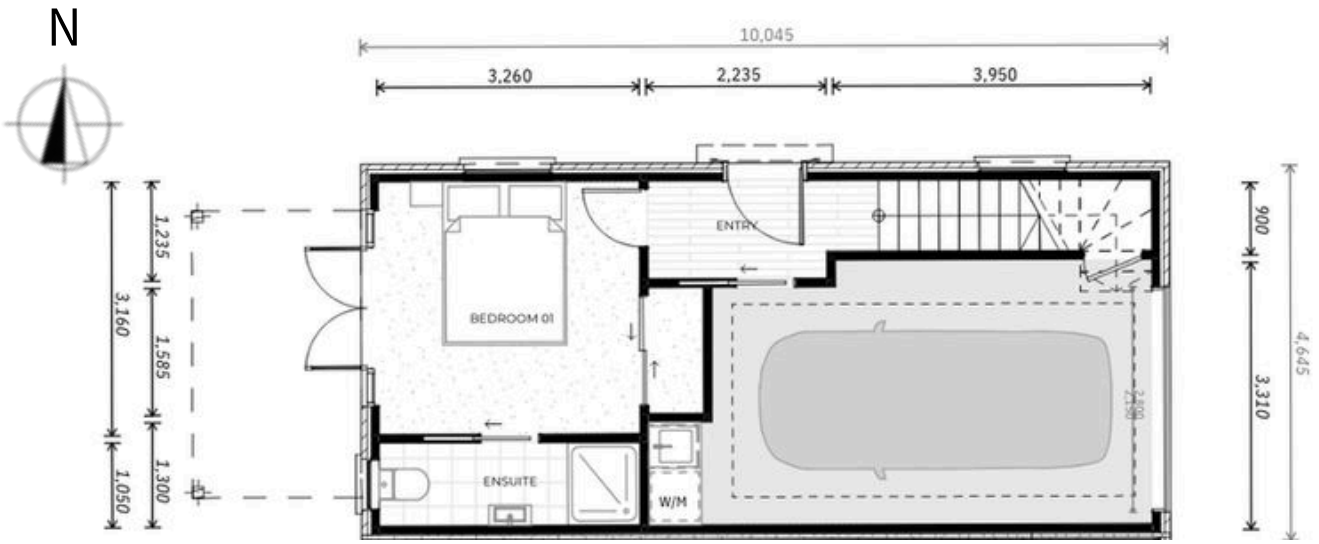
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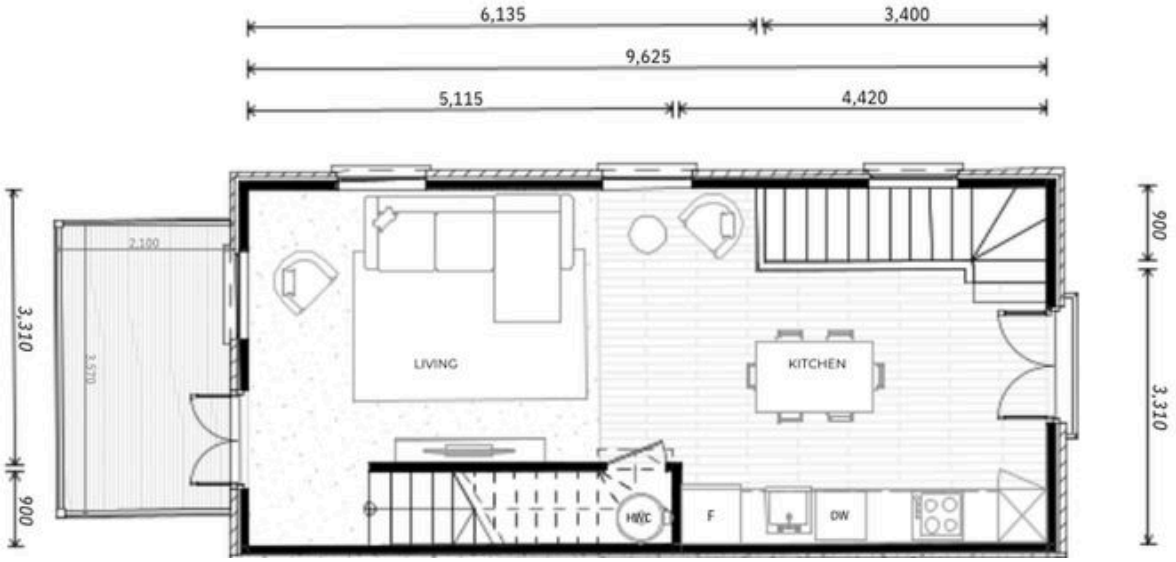


Home 1

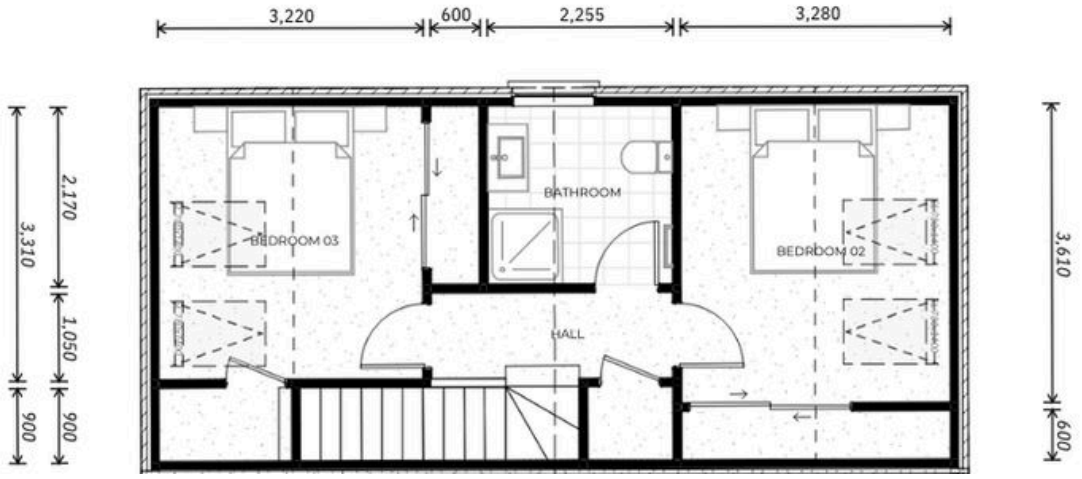
3 | 2 | 1 | 133m2



Ground Floor



First Floor



Second Floor



Home 2

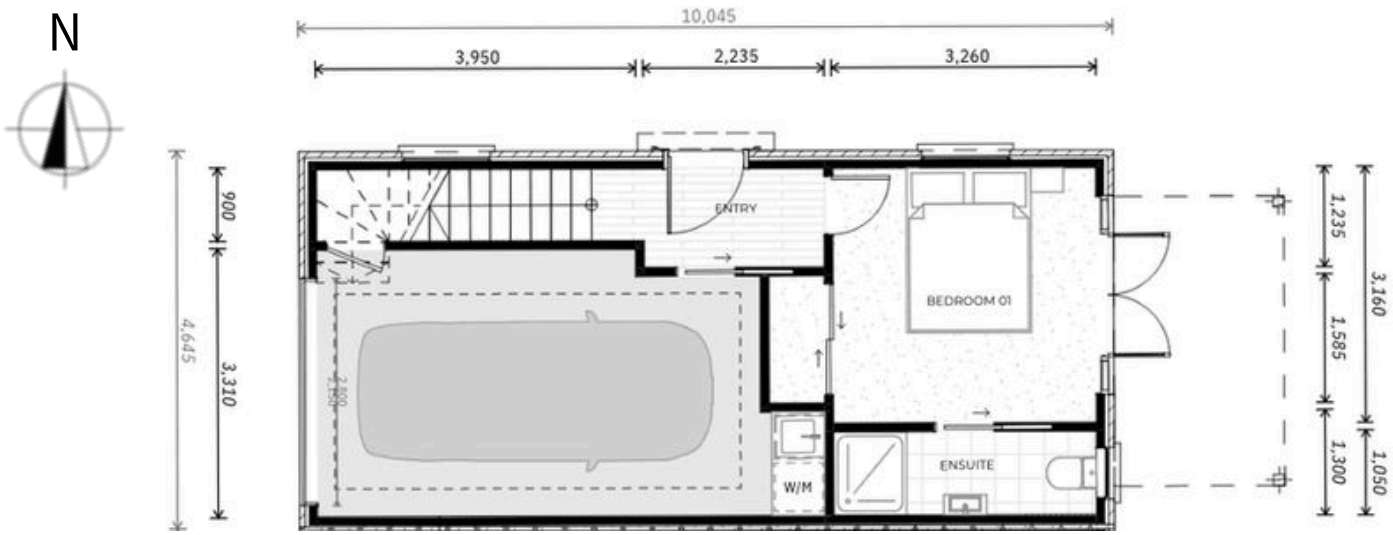
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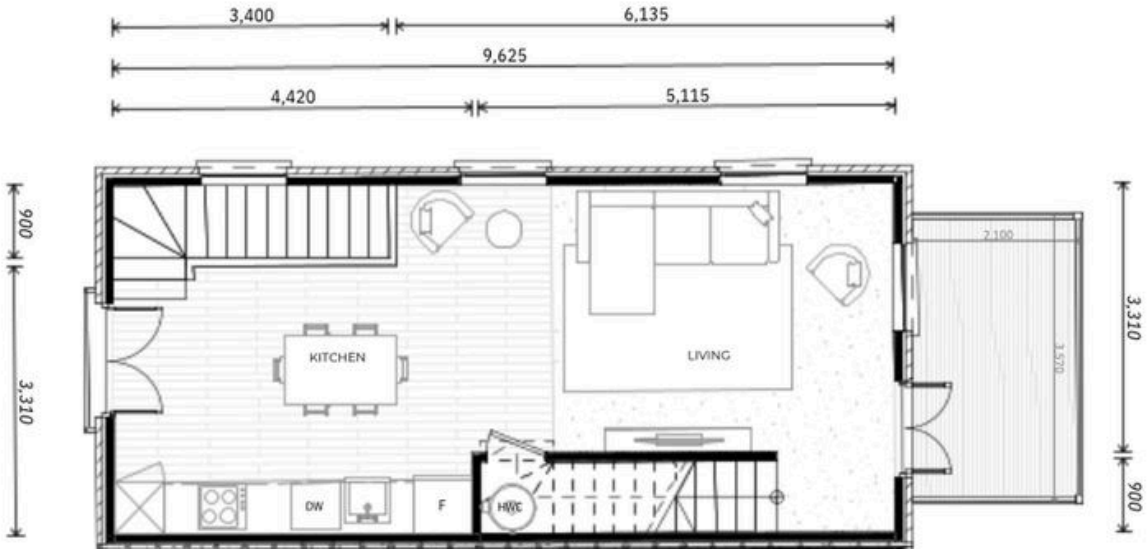


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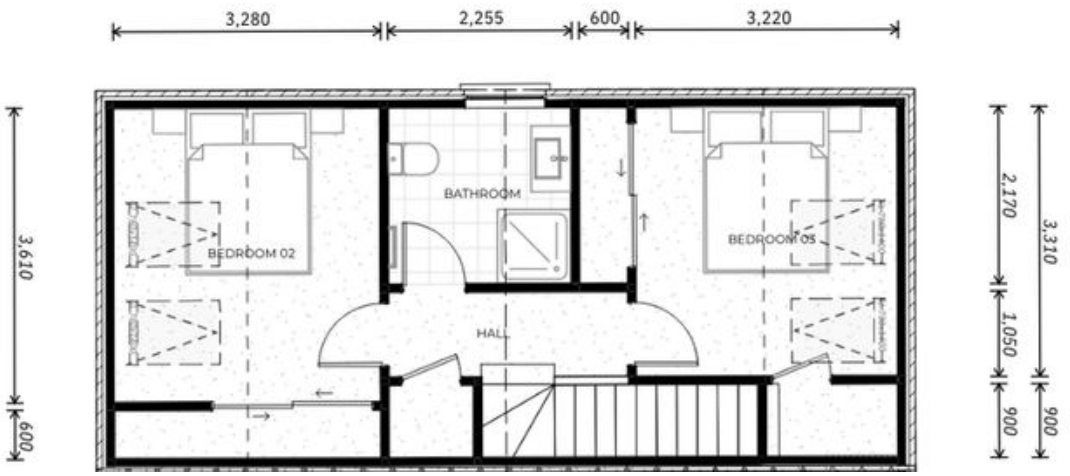
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Ground Floor



First Floor



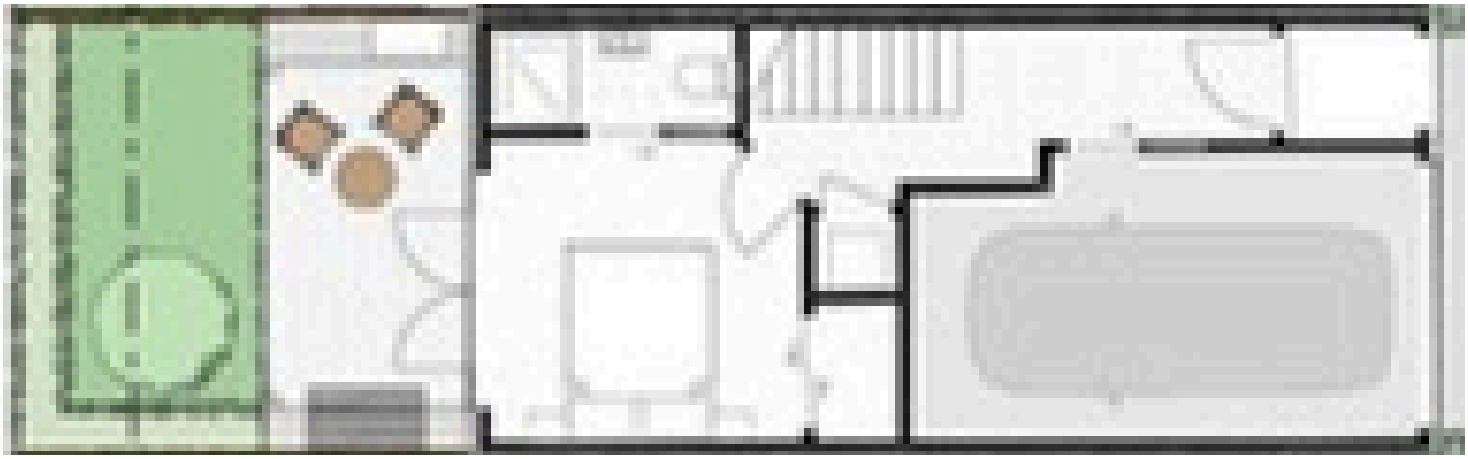
Second Floor



Home 3

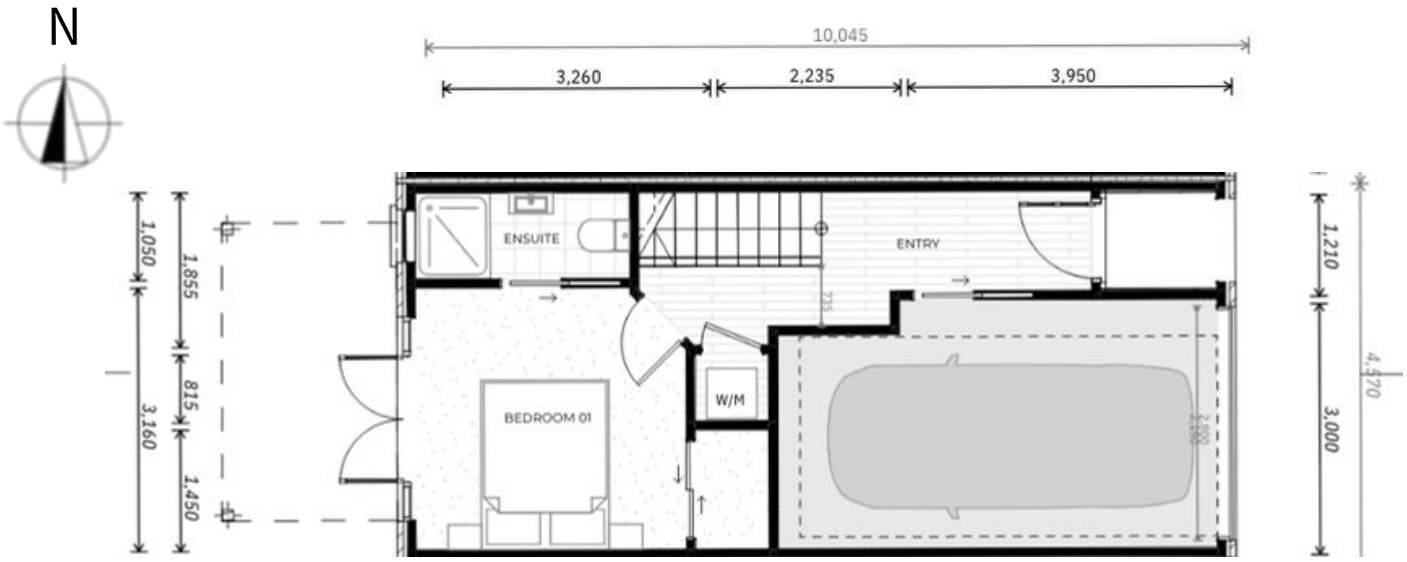
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Home 3

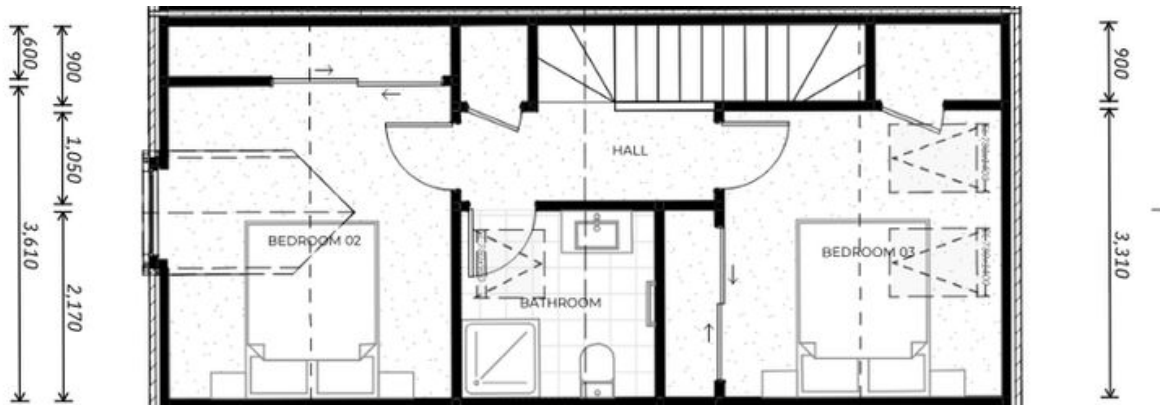
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Ground Floor



First Floor



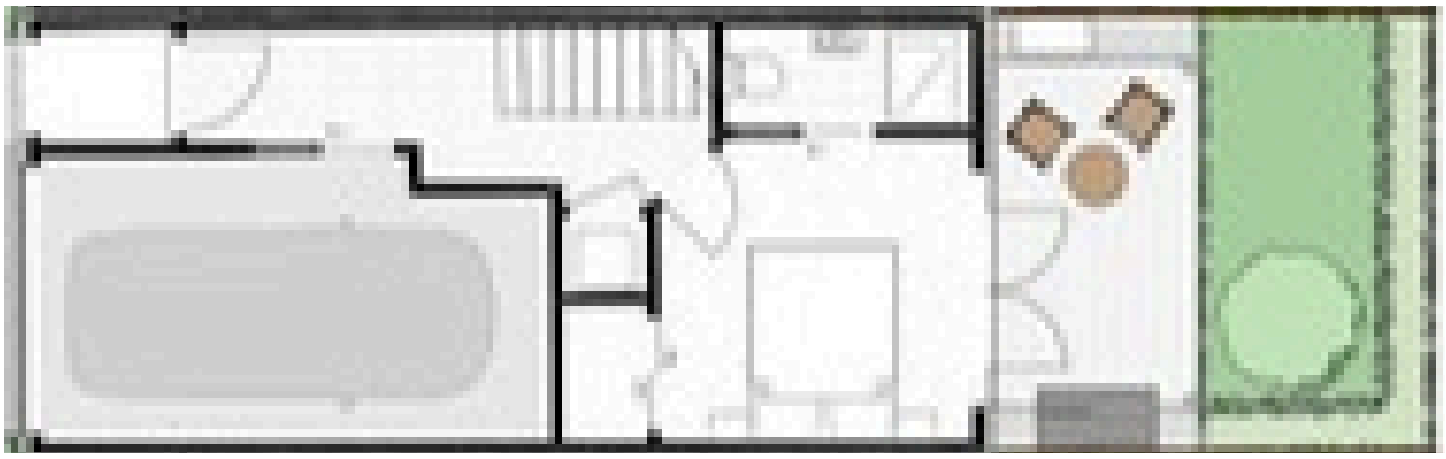
Second Floor



Home 4

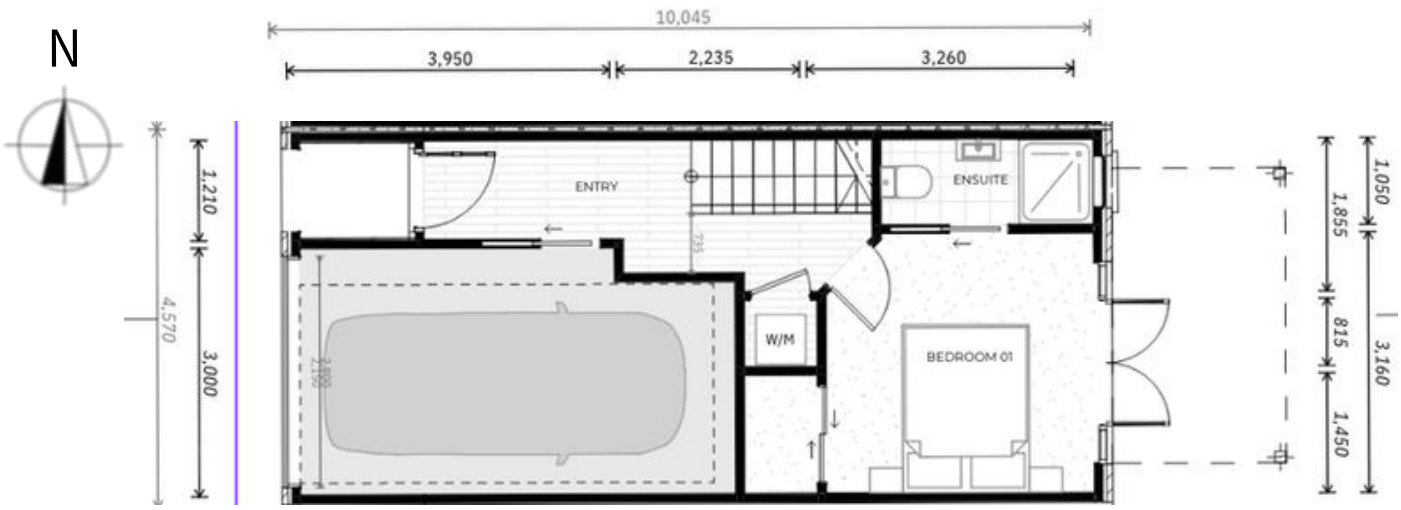
3 | 2 | 1 | 134m2

N



Home 4

3 | 2 | 1 | 134m2



Ground Floor



First Floor



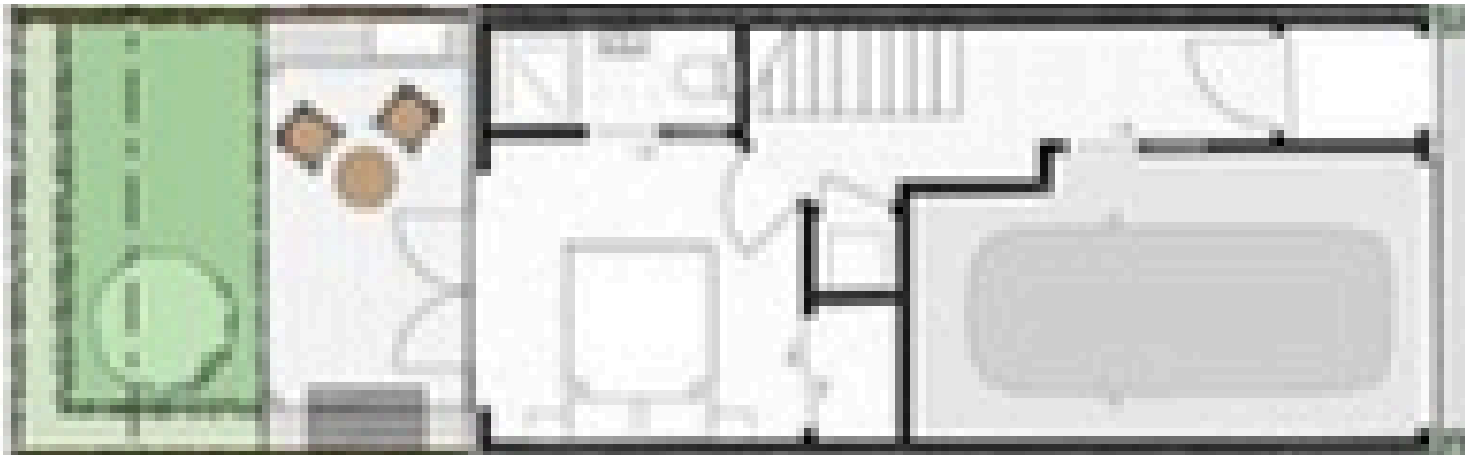
Second Floor



Home 5

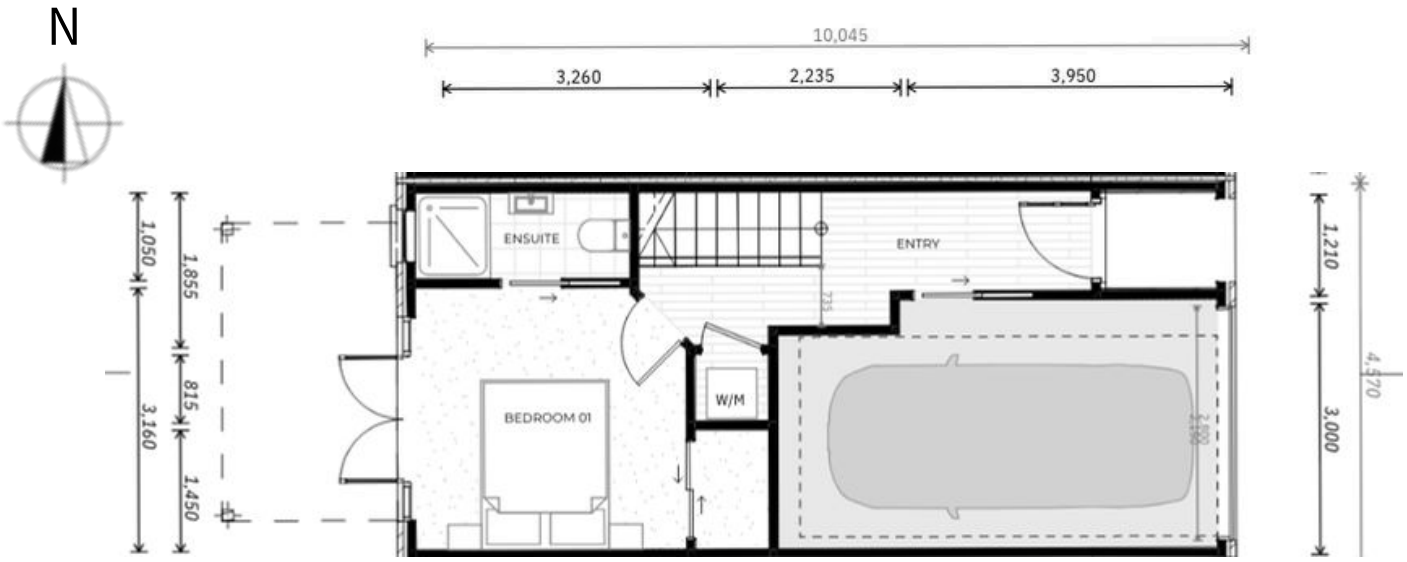
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Home 5

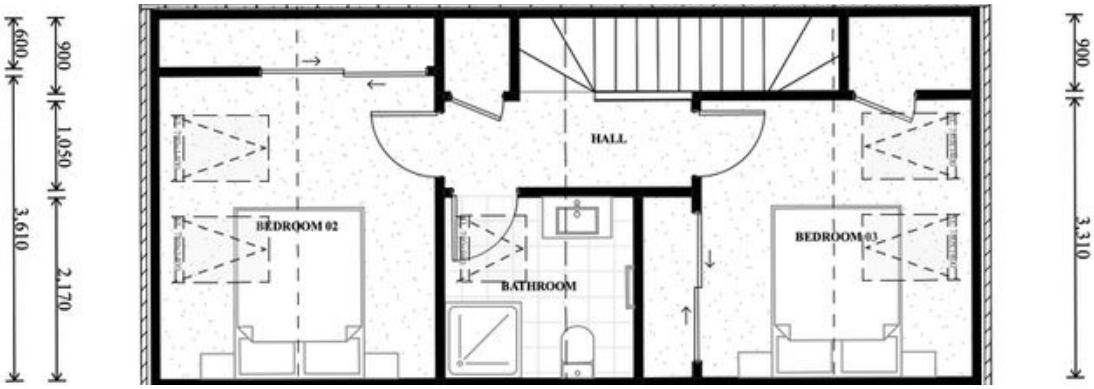
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Ground Floor



First Floor



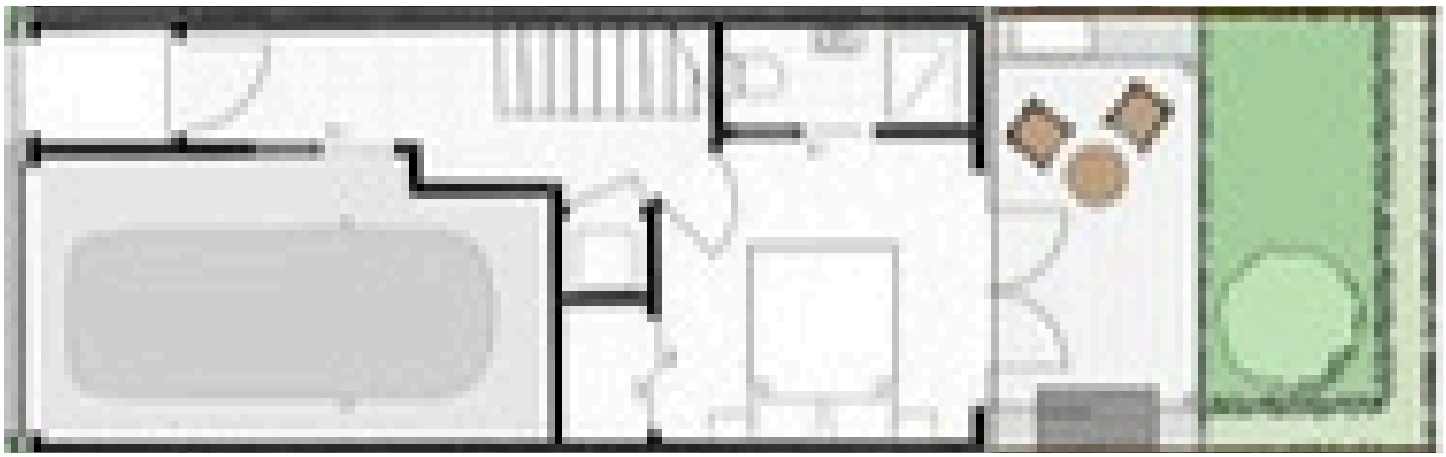
Second Floor



Home 6

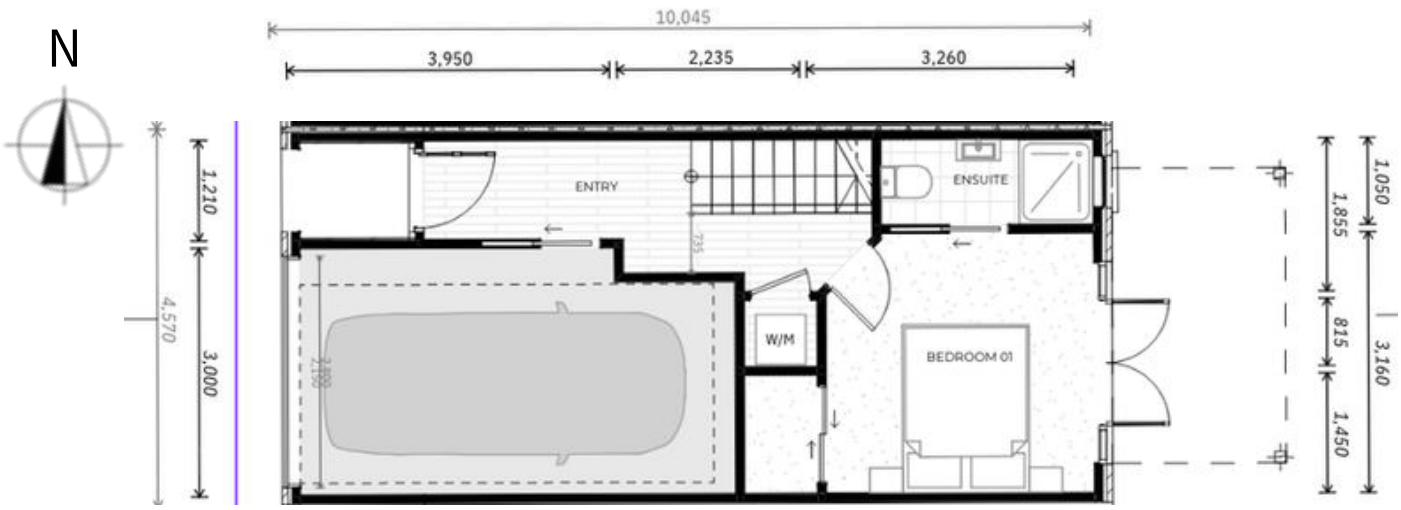
3 | 2 | 1 | 134m2

N



Home 6

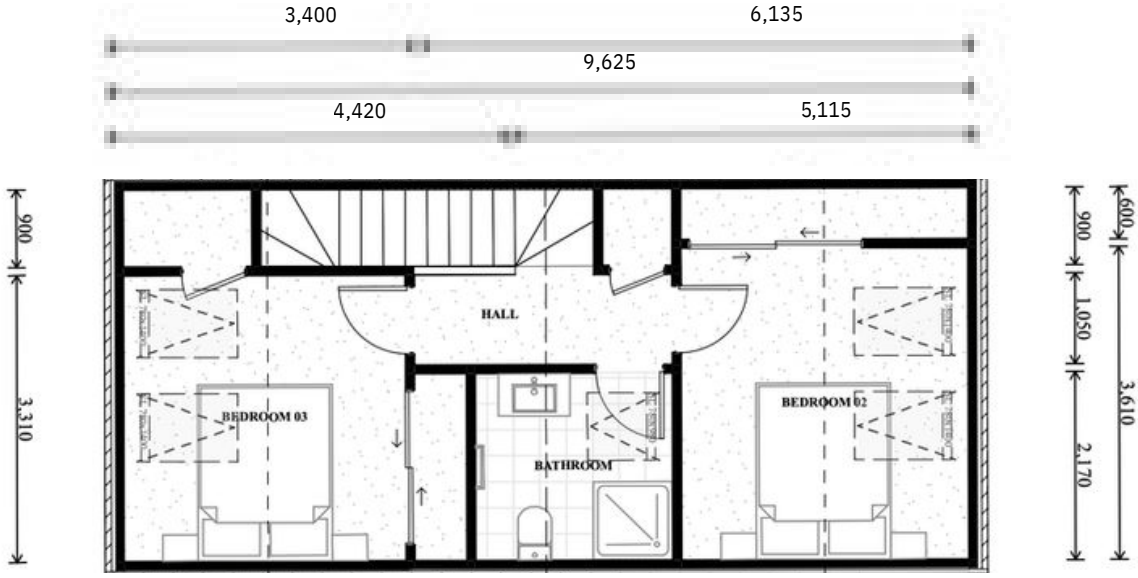
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Ground Floor



First Floor



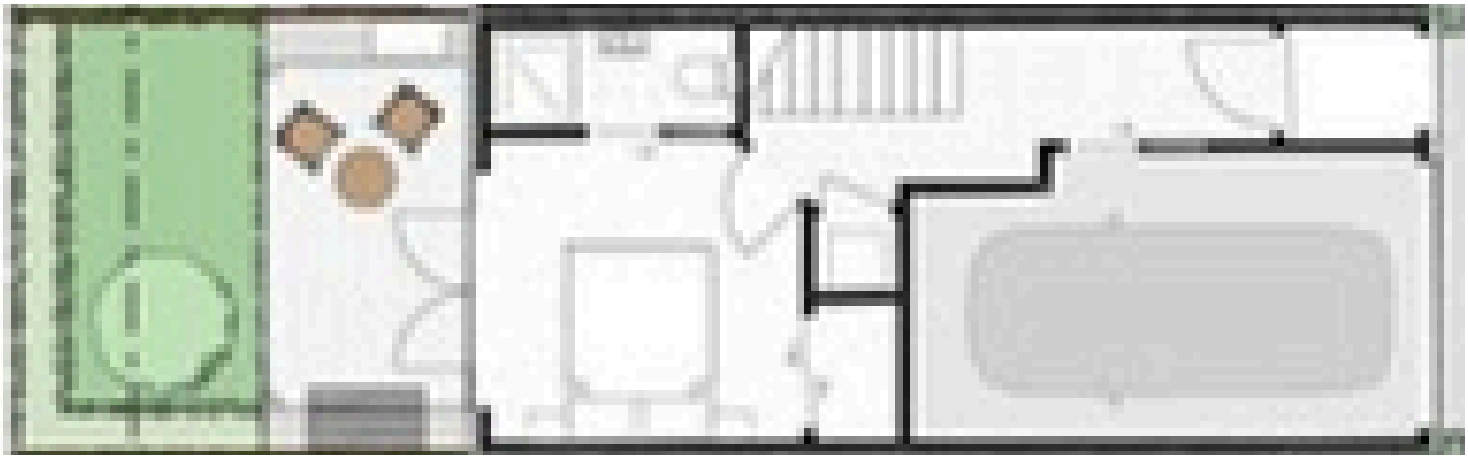
Second Floor



Home 7

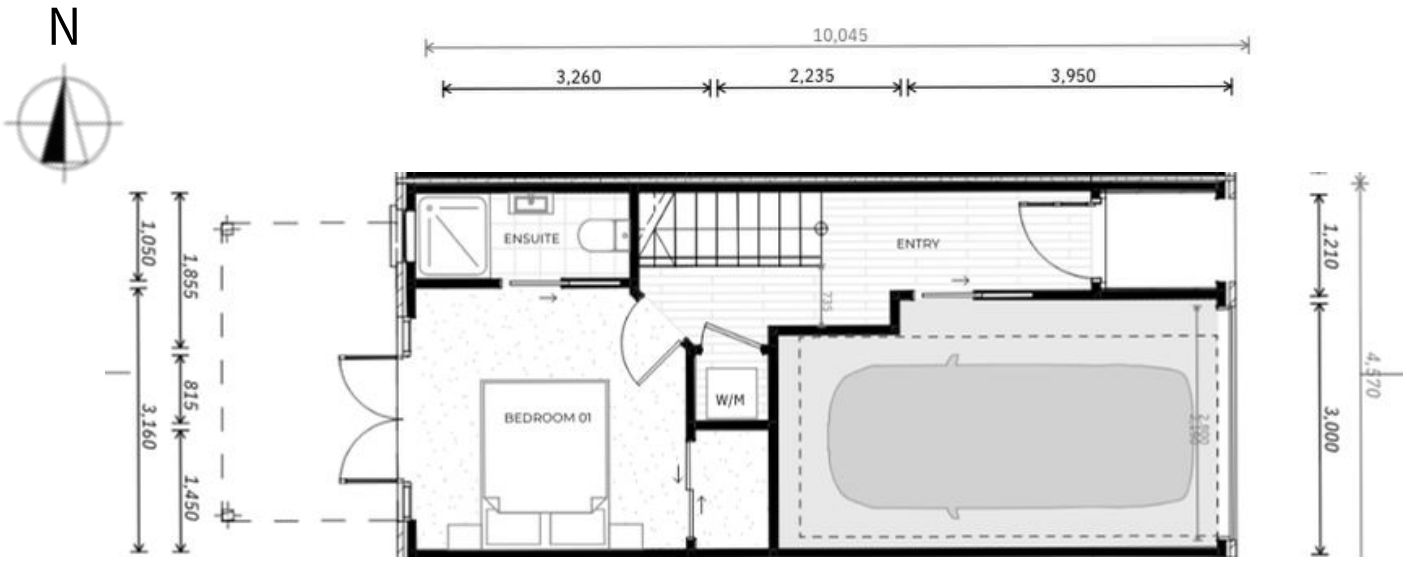
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Home 7

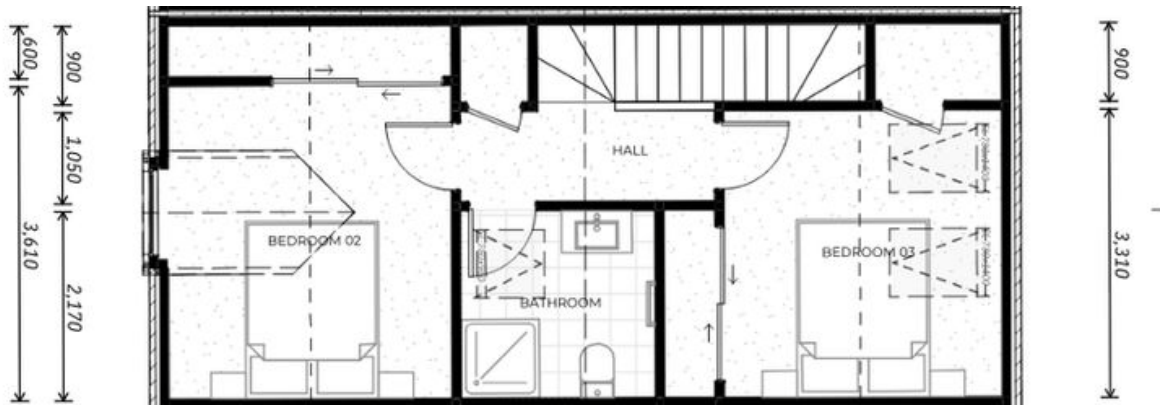
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Ground Floor



First Floor



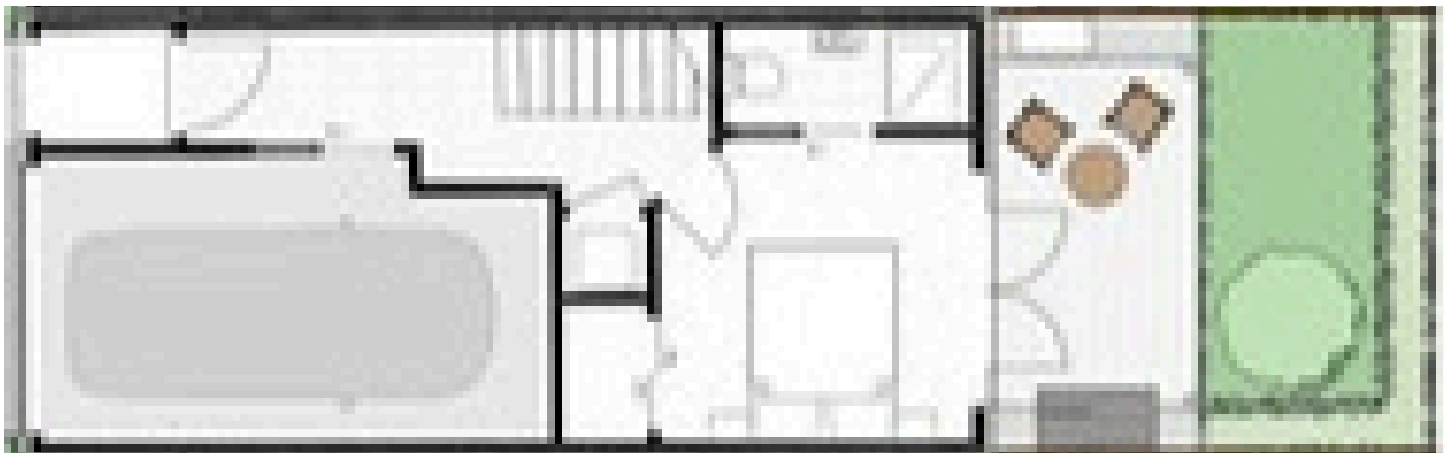
Second Floor



Home 8

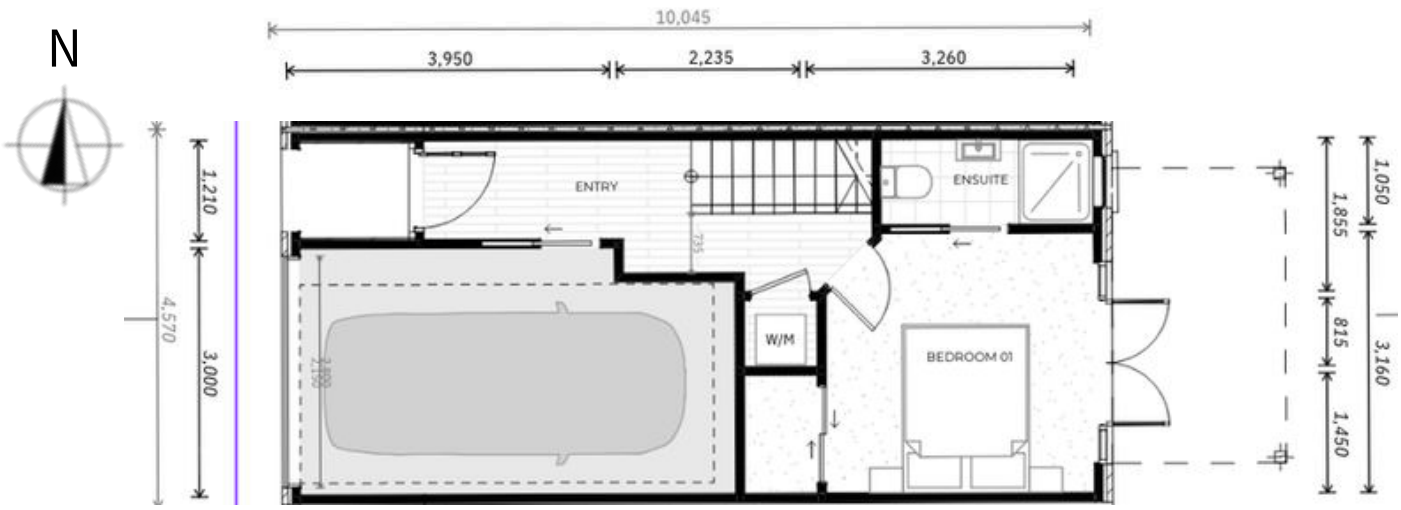
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Home 8

3 | 2 | 1 | 134m2



Ground Floor



First Floor



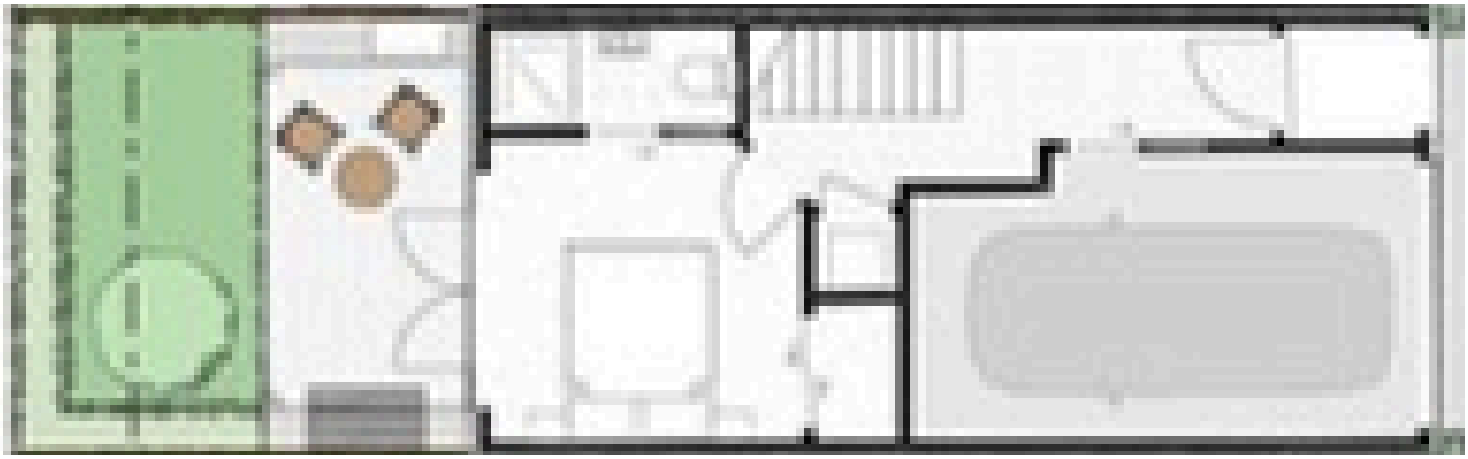
Second Floor



Home 9

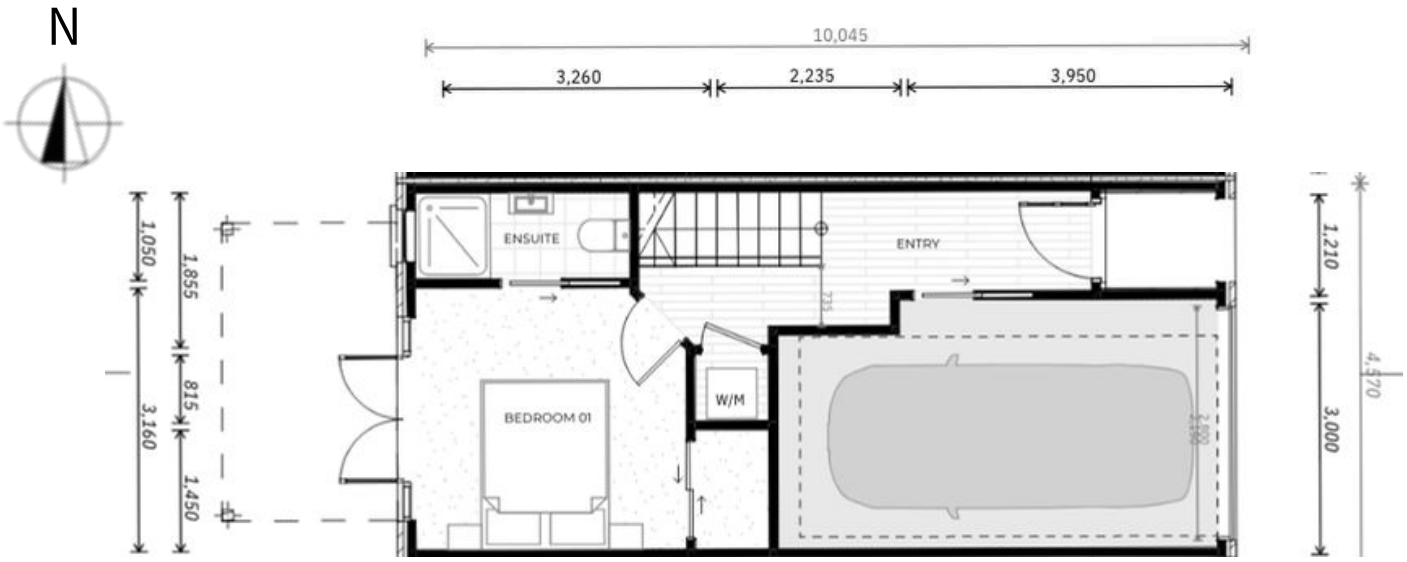
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Home 9

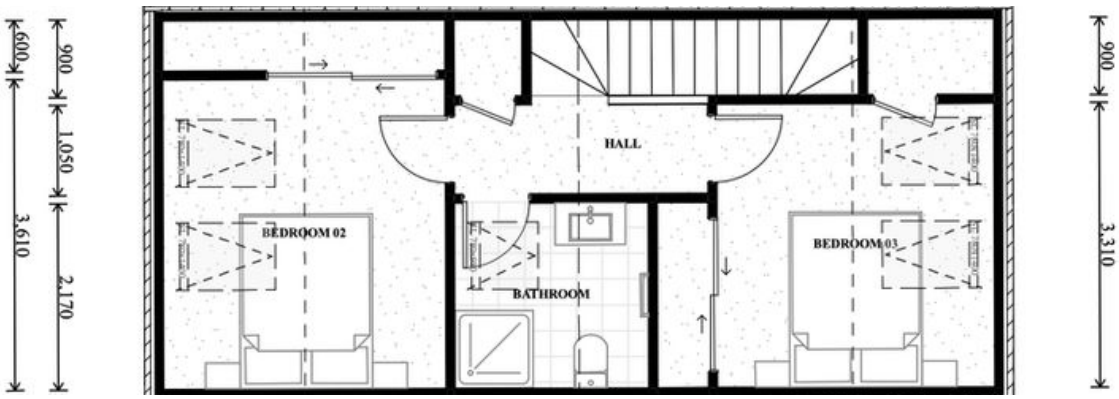
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Ground Floor



First Floor



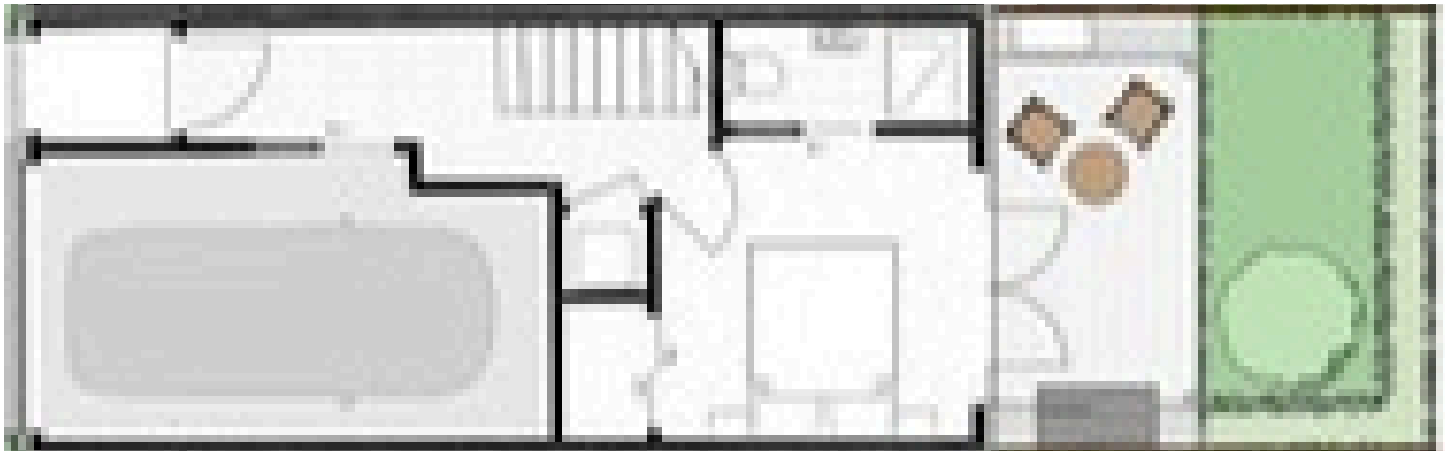
Second Floor



Homes 10

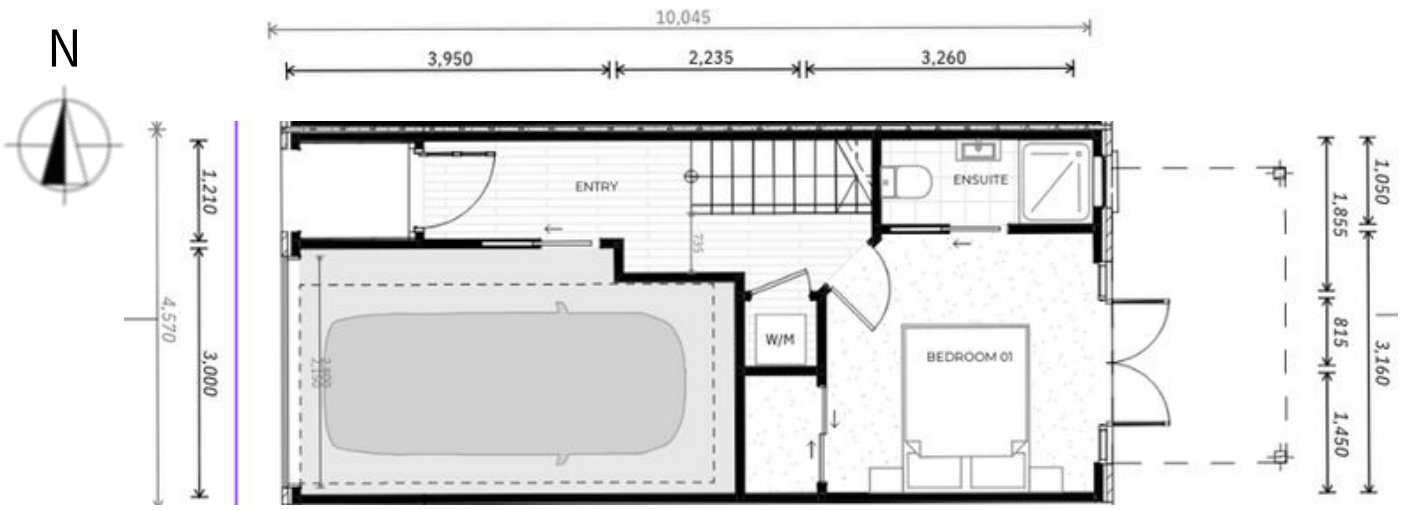
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Home 10

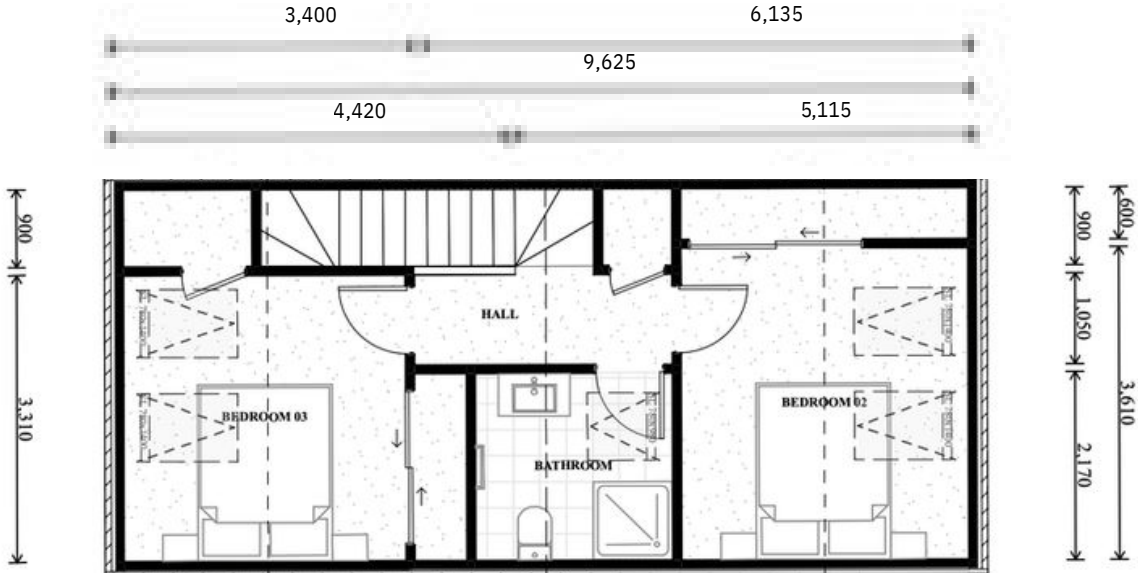
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Ground Floor



First Floor



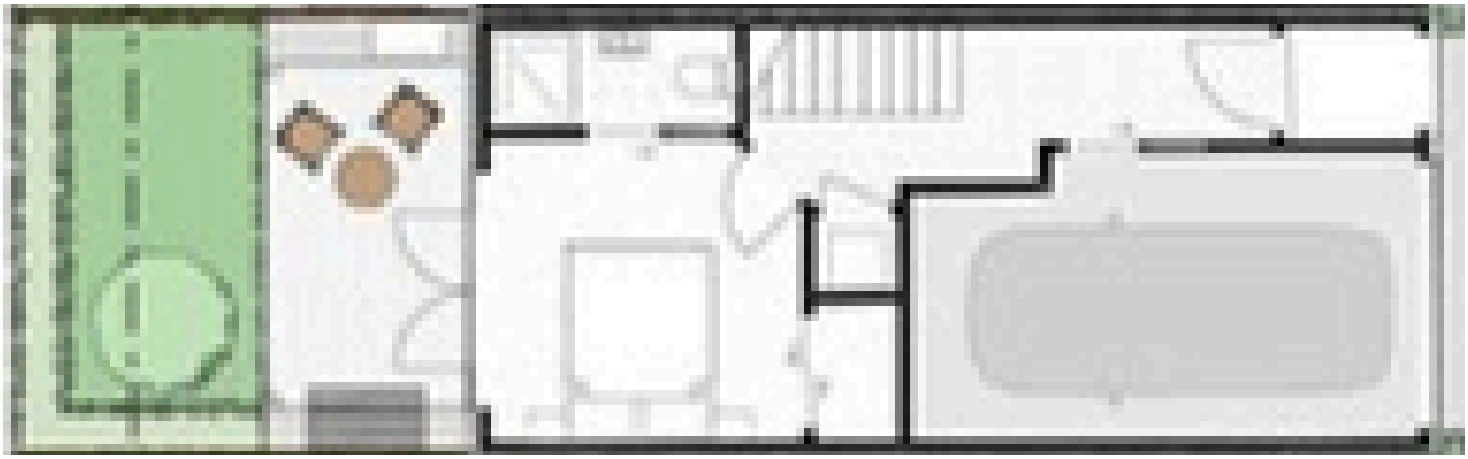
Second Floor



Home 11

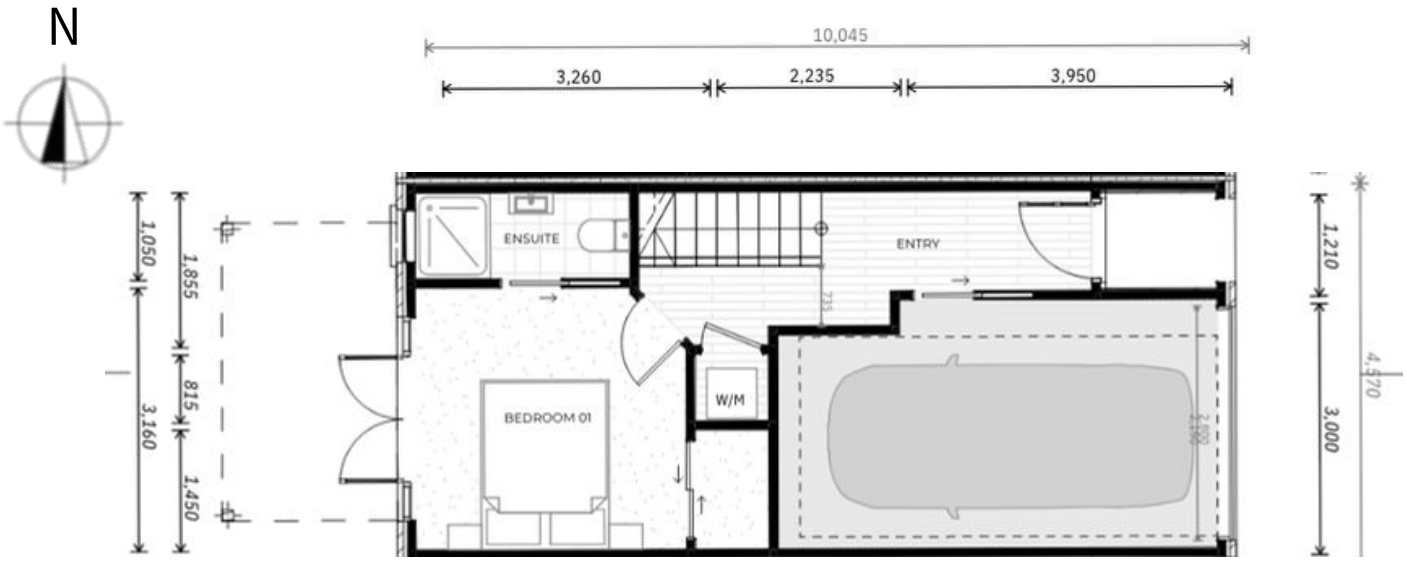
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Home 11

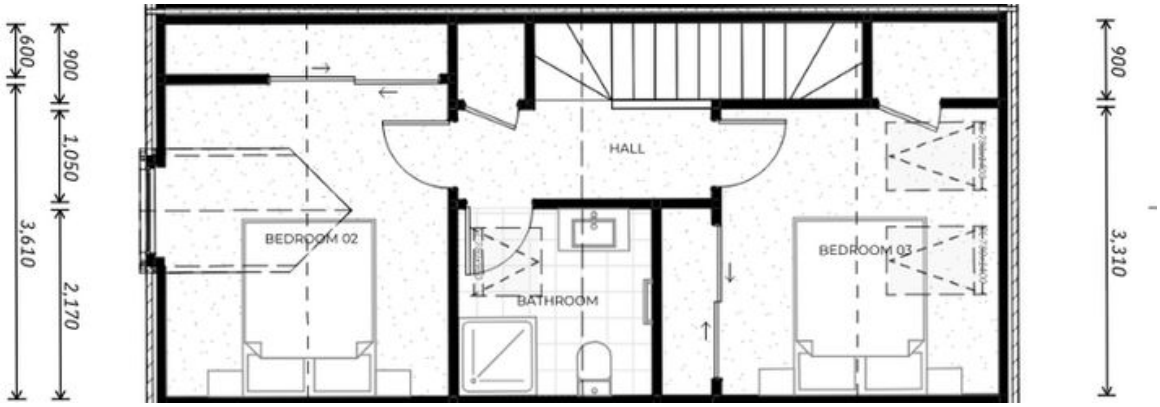
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Ground Floor



First Floor



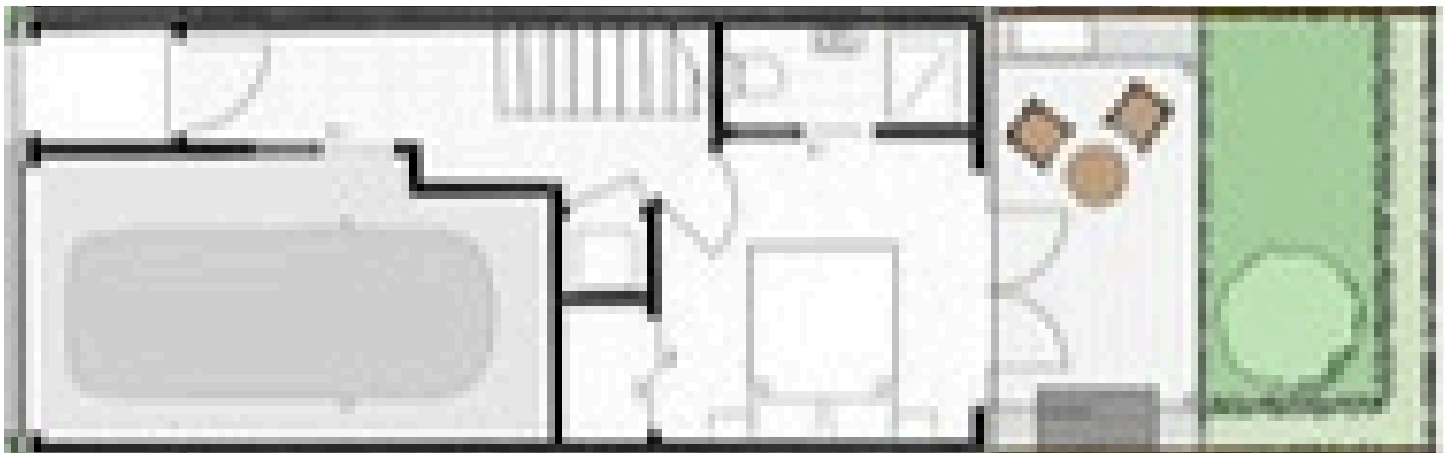
Second Floor



Home 12

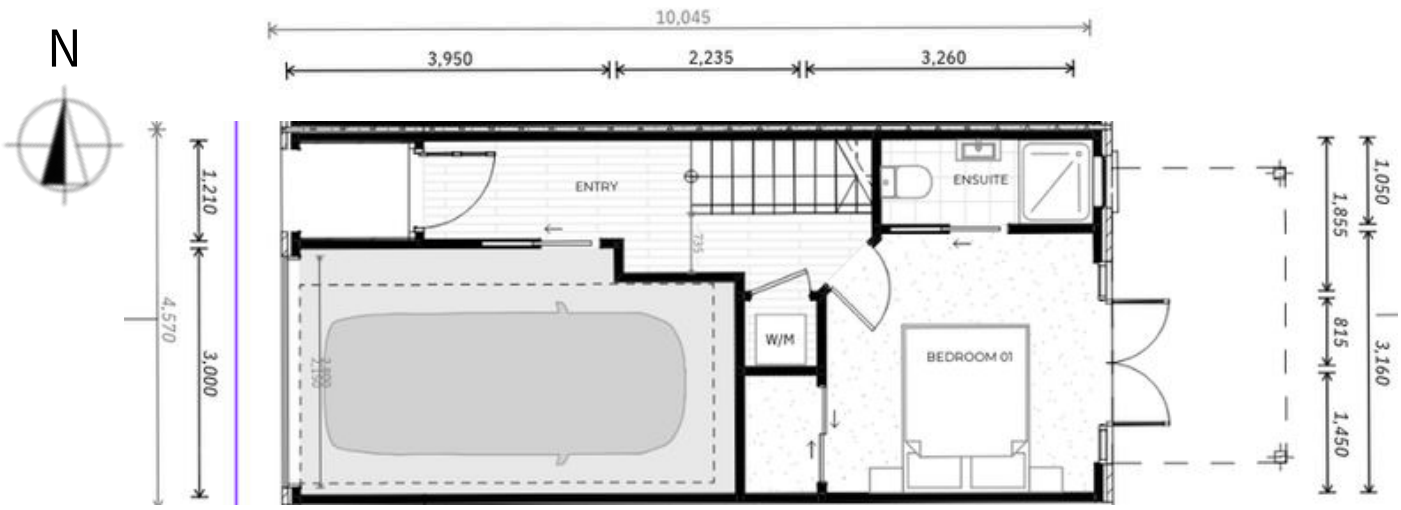
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N



Home 12

3 | 2 | 1 | 134m2



Ground Floor



First Floor



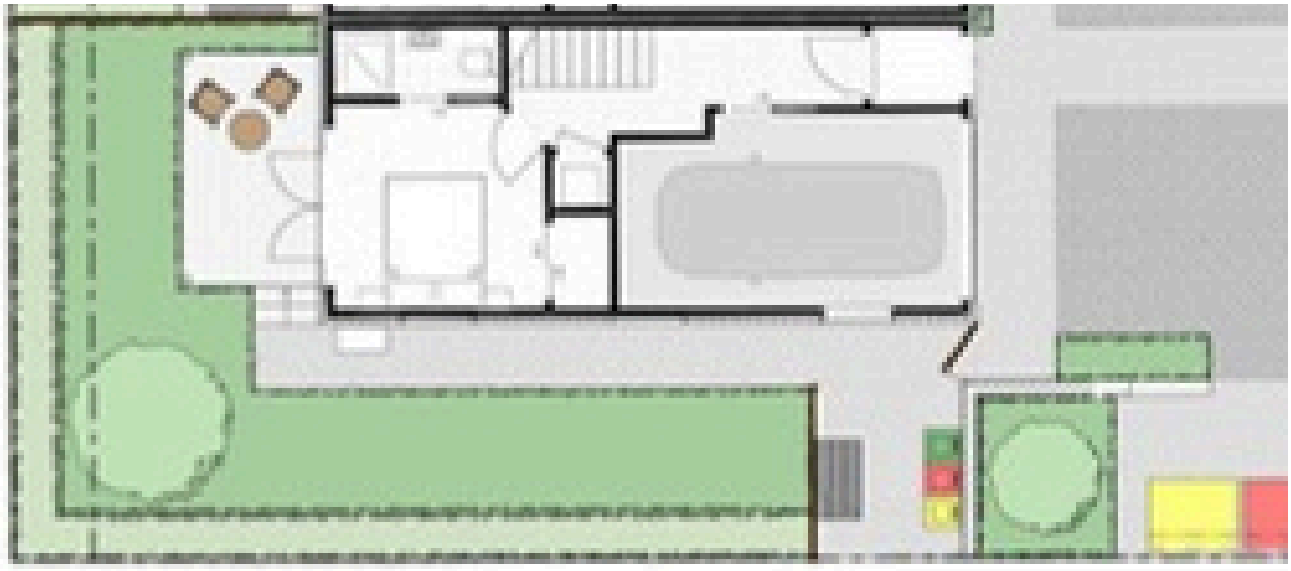
Second Floor



Home 13

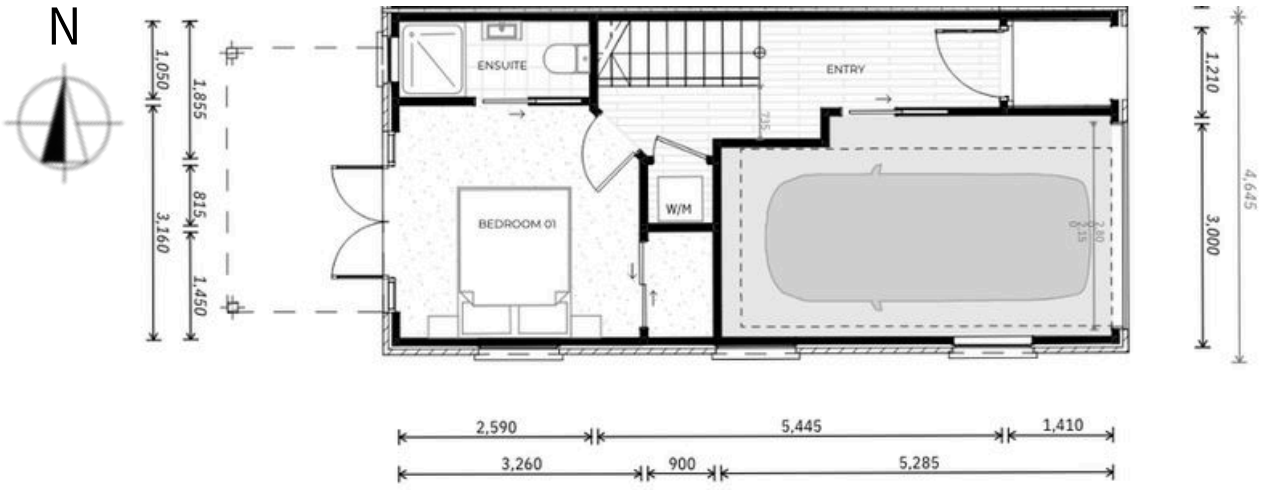
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Home 13

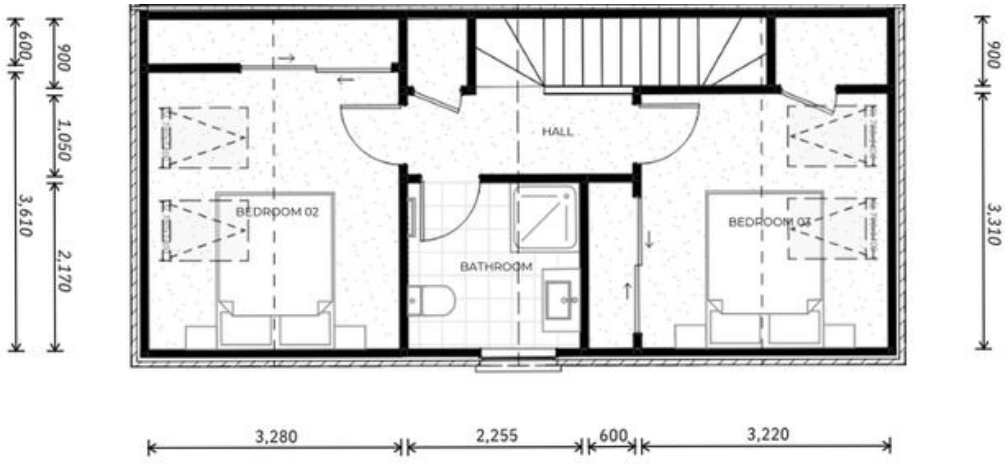
2 | 2 | 1 | 133m2



Ground Floor



First Floor



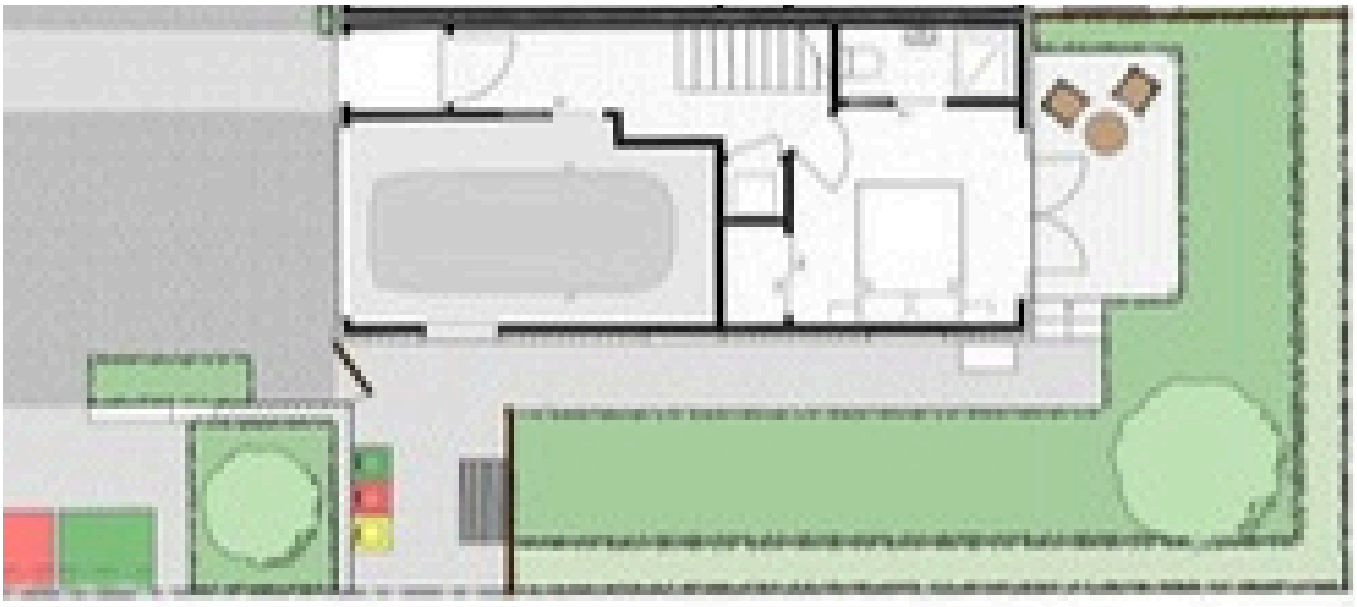
Second Floor



Home 14

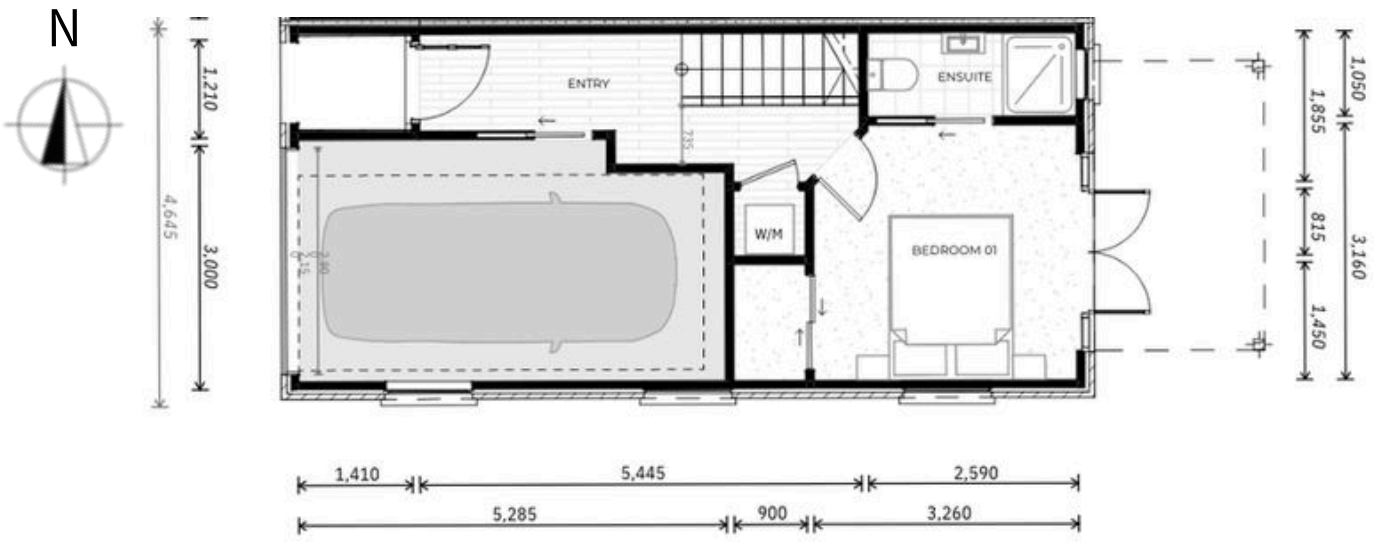
3 | 2 | 1 | 133m2

N



Home 14

3 | 2 | 1 | 133m2



Ground Floor



First Floor



Second Floor

Elevations - East



Home 13 Home 11 Home 9 Home 7 Home 5 Home 3 Home 1



Home 14 Home 12 Home 10 Home 8 Home 6 Home 4 Home 2

Elevations - West



Home 1 Home 3 Home 5 Home 7 Home 9 Home 11 Home 13



Home 2 Home 4 Home 6 Home 8 Home 10 Home 12 Home 14

Elevations - North & South



Home 2 Home 1

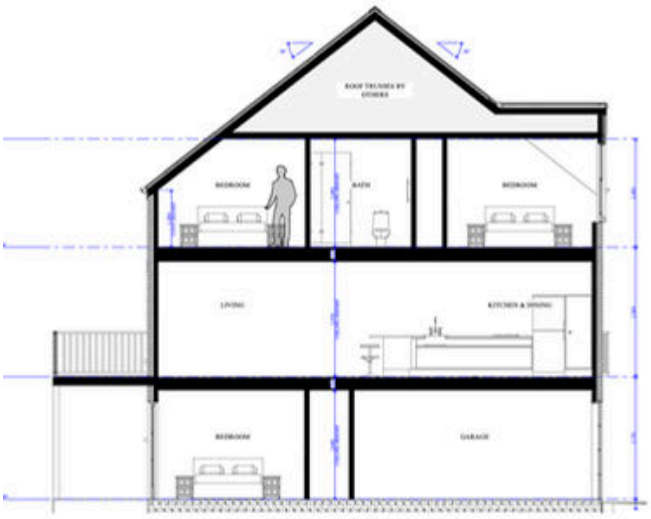
North Elevations



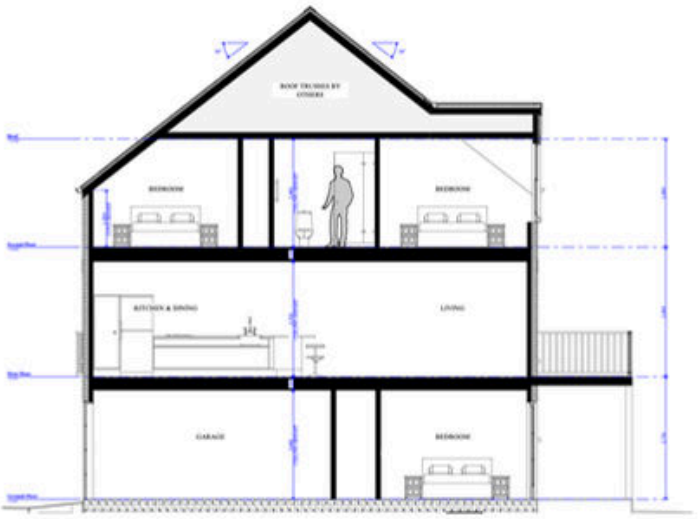
Home 13 Home 14

South Elevations

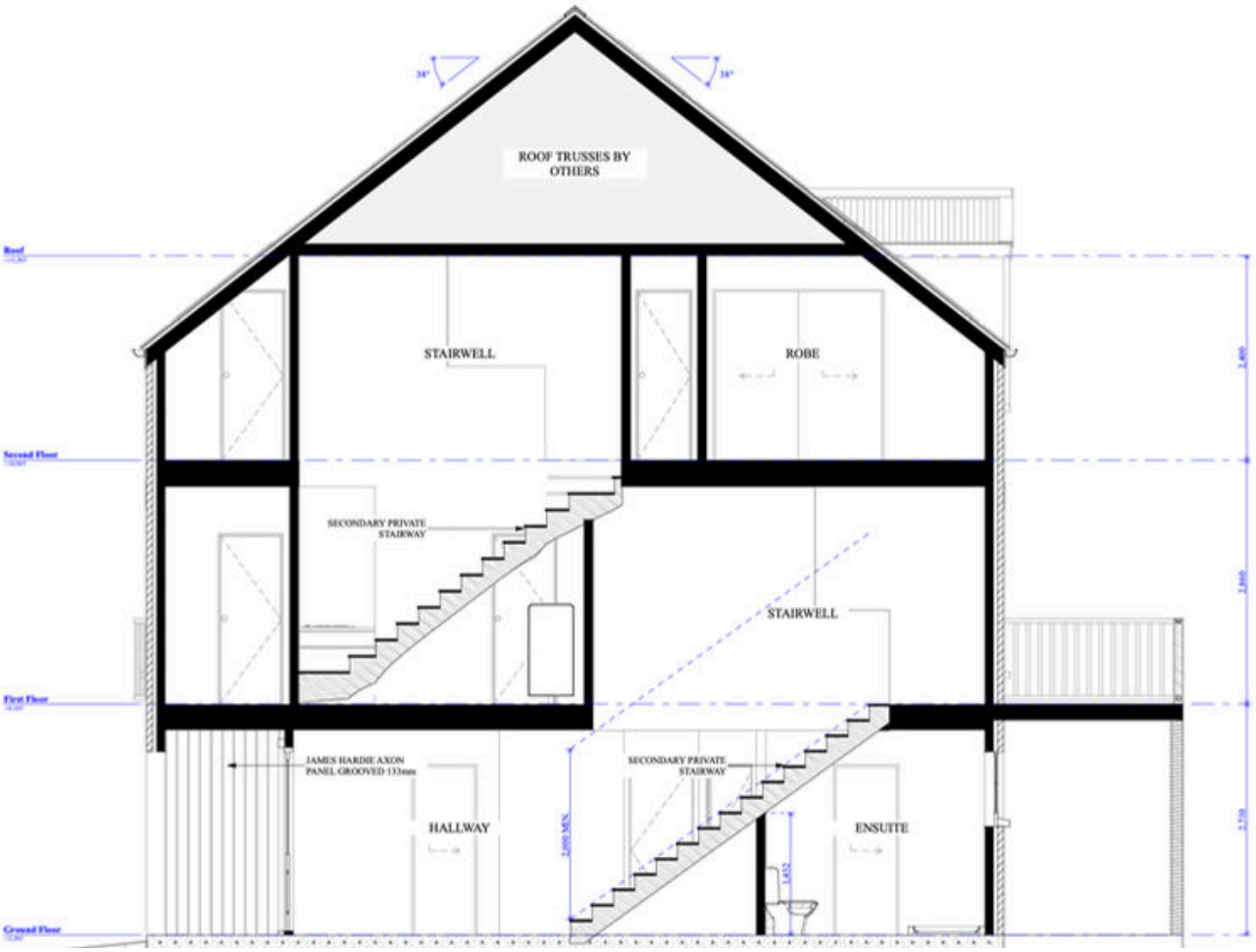
Elevations - Internal



1 Section A - Block B
1:50



2 Section B - Block A
1:50

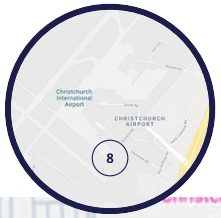


Location

328 Armagh Street is located in the city centre, close to river walks, playgrounds, restaurants, cafes, shopping, and just a short walk to Christchurch's nightlife.

Located in close to many local amenities, public transport links and public recreation spots are only a short walking distance away.

Below are some of our favourite spots and points of interest close to your next home.





1. Little Poms & Pomeroys - 450m, 5 min walk
2. Margaret Mahy Playground - 600m, 7 min walk
3. Te Pae Convention Centre - 750m, 8 min walk
4. One New Zealand Stadium - 950m, 10 min walk
5. The Crossing shops - 1.4km, 15 min walk
6. The Terrace - 1.5km, 18 min walk
7. Riverside Market - 1.7km, 20 min walk
8. Christchurch International Airport - 10.8km



328 -300 ARMAGH ST

07/10/2026

328 Armagh Street is a central-city development comprising 14 three-level brick townhouses, designed in the heritage-inspired style for which Brooksfield is renowned. Each home offers three bedrooms, two bathrooms and a single internal-access garage. The ground floor contains the garage, one bedroom with ensuite. The first floor features open-plan kitchen, dining and living spaces, with French doors opening onto a balcony. Upstairs are two further bedrooms and the main bathroom, with every second home featuring a character dormer window. Their distinctive styling, practical layouts and prime central-city location should attract strong interest from those seeking convenient city living.

Comparative Analysis

The Rental Statistics from 01 Feb 2026 - 31 July 2026 in the Central City area shows 239 active bonds for 3-bedroom properties.

Lower Quartile Rent	Median Rent	Upper Quartile Rent
$450	$565	$640

Market Rent

Thank you for requesting a rental assessment for the above property. In today's current market we would consider the market rent to be **$700 -$725pw** within a well-managed portfolio depending on the availability of suitable tenants.

Disclaimer:

A1 Property Managers have carried out this rental appraisal in good faith based on comparative available properties and local area knowledge. The appraisal is reflective of current market conditions so may change in future. No site visit has been conducted. It is assumed the property appraised complies with all tenancy-related requirements (e.g. Insulation & Healthy Homes standards) and has the necessary building consents and council codes and bylaws required for use as permanent habitable accommodation. No liability is accepted for error or omission of fact or opinion.

Hamish Wilson

Hamish Wilson
Managing Director

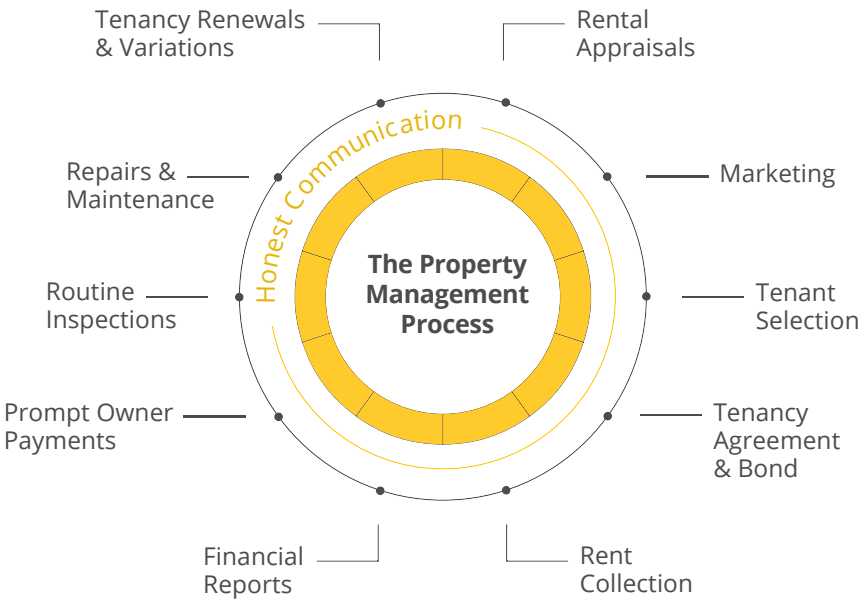
021 22 11 002
hamish@a1prop.co.nz



THE PROPERTY MANAGERS

Why you should choose A1 to professionally manage your property

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2. Tenant Selection
3. Expertise in Law
4. Tenancy Agreement
5. Rent & Bond Collection
6. Tribunal Representation
7. Rent Reviews
8. Routine Inspections
9. Financial Reports
10. Communication
11. Ingoing & Outgoing Inspections



EXPERTS IN YOUR CORNER

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PO Box 29436,
Christchurch, 8041

a1propertymanagers.co.nz
Member ofREINZ,NZPIF andCPIA.

(03) 351 7643
reception@a1prop.co.nz

About Brooksfield

If you want the best homes, you need the best architects. That's why our homes are designed in London by renowned Ben Pentreath Architects.

Why do we exist?

Established in 2019, Brooksfield began property development with a simple goal - create beautiful homes that people love. We do not use 'cookie cutter' designs. Each one of our developments is tailored to the site, suburb, and surroundings. We build Classical and Georgian buildings and homes, as well as traditional cottages.

We have fine-tuned our builds and are constantly looking for ways that we can better our designs to include more beautiful architectural details, and increase the durability, and affordability of these homes.

What makes Brooksfield homes different?

We believe that your home should bring a sense of pride every time you arrive home. We challenge ourselves to maximise space and inclusions in every home to suit contemporary lifestyles.

Inside every Brooksfield home you'll find stone bench tops, tiled bathrooms, low-VOC paints and double glazed windows to name just a few of our premium features. It's all part of our commitment to creating beautiful and sustainable homes that exceed people's expectations without costing the earth.





Brooksfield
Expression of Interest

This EOI form is non binding. It allows you to put a property on hold while you think about it, without having someone else buying it in the specified time below.

Name:

Phone Number:

Email:

Address of Property:

Indicated Price:

End Date of Hold:

Client Acknowledgement: I / We acknowledge and understand that in the event of a Backup EOI being signed

and submitted on the above property, I / We have Until the end date as stated above to either:

(a) to proceed forward by making a conditional offer.

(b) not to proceed forward, thus ending our Hold on the above property.

The property will become available to the stock list, or the subsequent order of Backup Hold(s) after option (b).

Signed:

BROOKSFIELD

BROOKSFIELD

0800 548 484

www.brooksfield.co.nz