

Attachment to WPQ 12326 (2026)

Table one: Maintenance expenses incurred during 2024/25 against properties on hand as at 30 June 2025

Build Year Range (decade)	Unit Count as at 30 June 2025	2024/25 Total Maintenance Expense	Average Expense per (Distinct) Unit
Prior to 1930	291	\$2,327,294	\$7,998
1930-1939	1,065	\$6,691,387	\$6,283
1940-1949	7,041	\$42,438,595	\$6,027
1950-1959	6,312	\$44,985,313	\$7,127
1960-1969	9,668	\$66,174,448	\$6,845
1970-1979	9,988	\$64,808,807	\$6,489
1980-1989	8,793	\$57,052,722	\$6,488
1990-1999	4,709	\$25,346,200	\$5,383
2000-2009	5,888	\$23,603,299	\$4,009
2010-2019	6,375	\$14,828,827	\$2,326
2020-2029	13,320	\$16,291,302	\$1,223
Total	73,450	\$364,548,194	\$4,963

Note:

- The above table excludes CHP portfolio and Kainga Ora supported housing
- The table includes only lettable units (excludes land, garages, car parks, buildings, and sites)
- The table includes all responsive, routine and planned maintenance.