



**WHY CHOOSE**

**RHONDA?**



**Your Key to a New Beginning!**  
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Licensed REAA 2008

# About Rhonda Tapp

A highly experienced and dedicated real estate agent with a passion for helping clients in the Selwyn and Christchurch areas.

With over 17 year's experience in the Real Estate industry in Canterbury, Rhonda has established herself as a trusted and reputable agent, delivering exceptional results for her clients' time and time again.

Rhonda's journey into Real Estate began in 2007, when she decided to turn her passion for property into a career. Since then, she has consistently shown a deep understanding of the market and a natural talent for matching clients with their perfect home or investment property.

Her extensive knowledge of the Selwyn and Christchurch areas, combined with strong negotiation skills and commitment to her clients, make Rhonda a top choice for anyone looking to buy or sell in the region. Throughout her successful career, Rhonda has achieved an impressive track record of sales.

What sets Rhonda apart from other agents is her genuine and sincere approach. She understands that buying or selling a property is a major decision and she strives to make the process as smooth and stress-free as possible for her clients. Her honesty, trustworthiness, and professionalism ensure that clients feel confident and well-informed throughout the entire real estate journey.

Being a wife and mother, Rhonda's compassionate and intuitive nature fosters an empathy with each client while her motivation and determination as a competitive squash player also carries through to her role as a Real Estate Salesperson.

When it comes to choosing a real estate salesperson, Rhonda stands out for her exceptional level of service, strong work ethic, and genuine care for her clients. Her clients have described her as a reliable and trustworthy agent who goes above and beyond to achieve their goals.

Her unique and personal approach, combined with vast knowledge and experience, make her the perfect choice for anyone looking to buy or sell in Selwyn and Christchurch.

Rhonda's commitment to providing the best possible service to her clients is what drew her to join @realty. She believes in the platform's innovative and flexible approach, which allows her to tailor her services to meet the individual needs of each client. This, combined with @realty's strong brand and support, enables Rhonda to provide a top-quality real estate experience for her clients.

Get in touch with Rhonda today and experience the difference of working with a true real estate professional.



## Considering Selling?

Contact me on:

0508 967 564 or 027 329  
3825 for a **FREE** market  
appraisal

- Fair Fees
- **Free** Marketing Available
- Exceptional Service
- Fantastic Results

Reach out to Rhonda!  
[rhonda.tapp@realty.co.nz](mailto:rhonda.tapp@realty.co.nz)  
[rhondatapp.co.nz](http://rhondatapp.co.nz)

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# Your Property Activation Plan!

**The following checklist is a guide to get your property successfully sold.**

Each week you'll be kept fully informed of the progress. This plan is your blueprint on what will happen next should you appoint me to represent you.

- Signing the agreement will trigger the commencement of service
- We will require you to give me copies of relevant documents e.g. **insurance, EQC**
- A photographer will be booked to take photos **and video** at the best time of the day
- We will prepare all documentation and required legal paperwork
- We will **get a key off you for open homes/private viewings.**
- We will prepare advertising for the home and a property **blurb.**
- A signboard will be erected at the front of the property
- We will heavily promote the property in relation to known buyers
- We will letterbox drop to local residents to try and find a local buyer
- We will upload the property to **7** websites including **Realestate.co.nz & Trademe.**
- We will be providing you with written and or verbal feedback of any offers
- Once we have negotiated an offer, we will present it to you
- Once we have a sale achieved, we will execute all paperwork
- Five to ten days prior to settlement we will show the buyer through the property for the final inspection
- Please keep all keys and remotes in kitchen draw**

*The above checklist can be used as a guide to help you move things forward. We guarantee that we will do everything we can do to get you the highest price for your home.*





## Yes, we do work with all other Agencies

As salespeople working for our vendors, we want to achieve the best sale price for you. This means we will make it happen by working in with all other outside agencies and their purchasers to ensure your property is SOLD!

It doesn't matter if the other agency is yellow, red, blue, or orange.... it makes no difference to us. We pay the outside agent out of our commission at no extra cost to you so giving you the peace of mind that your property is being exposed to whole market.





## Preparing your home for sale

- Trim the lawns and tidy the garden. This will be a prospective buyer's first impression of your home...make it a good one!
- Shampoo the carpets. You may be surprised at how much more life they have after a good cleaning. The brighter everything is the better for selling.
- A once over for the walls. Grubby hand marks may be an unpleasant fact but they're some of the worst offenders in taking the edge off an otherwise attractive home. You will be rewarded!
- Check the guttering. It's an easy point for buyers to spot so one to watch out for. Make sure there are no leaves hanging over the edge, no peeling paint, or water stains. In addition, while you're at it why not brush under the eaves for cobwebs?
- Clean out the garage and shed. They're the places where you've thrown unwanted goods of the years. It makes sense to have a clean out now - good storage space is always an important selling point.
- Open the windows. The brighter the rooms the better, so always leave blinds and curtains open. Clean windows and insect screens to let in more light.
- Flowers set the scene. You put flowers out for visitors. A prospective purchaser is a very important visitor.
- The kitchen and laundry. Special attention needs to be paid to these areas. Clean the oven, polish the sink and give your cupboards a clean.

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# REVIEWS



## IAN - SELLER

Fast Efficient Sale!

Rhonda performed well in all aspects in the sale, kept me informed and in a short time she was able to place SOLD on the kerbside sign. This was the 2nd property Rhonda had sold for me in 12 months, glad to recommend her to family and friends.

## SCOTT - BUYER

Best Communication!

Buyer of Christchurch Property! Definitely had the best communication I've experienced. Everything went smoothly and was really nice to have a gift basket when moving in. Will remember Rhonda when selling or buying the next property.

## PETER & NANCY - SELLER

Great professional, excellent communication skills!

We had several agents come through Rhonda was hands down the most professional. Rhonda has excellent communication skills and keeps you updated, sometimes daily. With the pitfalls, you may stumble into selling your home, Rhonda will take charge and guide you through. She is very aware of the market and will achieve a great price. Even though the fees are much less than many of the other real estate companies the level of service was superb. We plan to use Rhonda again. One she saves you money and two Rhonda strives to achieve the best price without putting pressure on you. Never once did she ask us what we thought the house was worth. In fact, with her expertise, we achieved a great result and the house was fast to sell. We really appreciate the time and effort Rhonda put into selling our house.

## MARK & CLARE - SELLER

Total Professional!

Rhonda has been a complete professional from the time we engaged her to sell our property in Lincoln, plenty of communications, advice and a positive attitude at all times. Totally acted with our interests in mind, not just trying to sell a house. We highly recommend her, if you are looking at selling your house. Thanks for all of your support Rhonda.

## MANDY & STEVE - SELLER

Couldn't have got through without Rhonda!

Rhonda was with us all the way. She kept us updated with viewings and all other relevant information. Rhonda not only sold our home, she helped in my search for a new home. Rhonda genuinely cares and I would not hesitate to recommend her!

## LINDA & GRAEME - SELLER

Experience Plus!

When we first decided to sell our house we went with another company but after 6 weeks of being on the market and only one person through our twelve open homes we decided that they weren't working for us so we contacted Rhonda and from that moment things went extremely well. People through our open homes and not long until we got an offer. Rhonda's knowledge and experience made a huge difference. She communicated at every step and went out of her way to help us get the sale. I would highly recommend her to anyone thinking of selling.



# A Snapshot of Rhonda's Sales

18 HARRY MANSHIP CRES, HALSWELL  
2/104A STUDHOLME ST, SOMERFIELD  
133 VERDECO BLVD, LINCOLN  
7 JOY PLACE, ROLLESTON  
8 PAPRIKA PLC, BISHOPDALE  
51C HALSWELL RD, HILLMORTON  
18 MARION ST, HOON HAY  
4 FW DELAMAIN DV, YALDHURST  
25 ASHERIDGE PLACE, WIGRAM  
4 SENTINEL PLACE, HALSWELL  
20 ENGLAND ST, PHILLIPSTOWN  
73 GREENDALE AVE, AVONHEAD  
19 BAMBER CRES, HALSWELL  
22 DONCASTER AVE, LINCOLN  
87A SAINT JOHNS ST, WOOLSTON  
8 TE RAKI DRIVE, LINCOLN  
17 KEDLESTON DRIVE, AVONHEAD  
460WAIRAKEI ROAD, BURNSIDE  
11 BARGROVE CLOSE, HALSWELL  
2 ALTHORP PLACE, AVONHEAD  
3/46 CORONATION ST, SPREYDON  
24 FIELD TCE, UPPER RICcartON  
320 MAIN NORTH ROAD, REDWOOD  
8A SANDALWOOD PL, WAIMARI BCH  
7/41 CAMBRIDGE TCE, CHCH  
205MEMORIAL AVE, BURNSIDE  
8/41 CAMBRIDGE TERRACE, CHCH  
54 NORTHCOTE ROAD, NORTHCOTE  
2A COLES PLACE, ST ALBANS  
1A TAVISTOCK PLACE, AVONHEAD  
8 BROADSTAIRS AVENUE, STYX  
44 WINDERMERE ROAD, PAPANUI  
4 CHESTERFIELD MEWS, RUSSLEY  
1/149 WITHELLS ROAD, AVONHEAD  
58 BALRUDRY PLACE, AVONHEAD  
132 ST MARTINS AVE, ST MARTINS  
63 WITHELLS ROAD, AVONHEAD  
30A WESTGROVE AVE, AVONHEAD  
30 WESTGROVE AVE, AVONHEAD  
169 SOLEARES AVE, MT PLEASANT  
102A WITHELLS ROAD, AVONHEAD  
15 HARKNESS PLACE, AVONHEAD  
38 O'NEILL AVENUE, NORTHWOOD  
97 O'NEILL AVENUE, NORTHWOOD  
31 KENT LODGE AVE, AVONHEAD  
16 POWELL CRES, ILAM  
36 KENT LODGE AVE, AVONHEAD  
2 HUDSON STREET, BRYNDWR  
50 WESTPARK DRIVE, BURNSIDE  
175 WITHELLS ROAD, AVONHEAD  
69A WAIRAKEI ROAD, BRYNDWR  
4 O'DEA PLACE, BURNSIDE  
167 KENDAL AVENUE, BURNSIDE  
32 WESTPARK DRIVE, BURNSIDE  
284 MEMORIAL AVENUE, BURNSIDE  
2 O'DEA PLACE, BURNSIDE  
54B BRODIE ST, ILAM  
193 INNES ROAD, ST ALBANS  
42 PARKSTONE PLACE, AVONHEAD  
15 COLINA STREET, AVONHEAD  
193 INNES ROAD, ST ALBANS  
15 COLINA STREET, AVONHEAD  
132 JEFFREYS ROAD, STROWAN  
168 HAREWOOD ROAD, PAPANUI  
31 BUCKNELL STREET, UPPER RICcartON  
38A YARDLEYST, AVONHEAD  
75C ST JAMES AVENUE, PAPANUI  
35 SPRINGBANK STREET, BRYNDWR  
8 HAMPTON PLACE, ILAM  
5 DUNROBIN PLC, AVONHEAD  
15 HURRICANE DRIVE, WIGRAM  
102 WITHELLS ROAD, AVONHEAD  
18 KENT LODGE, AVONHEAD  
52 SEVENOAKS DRIVE, BRYNDWR  
8 SEAFORTH PLACE, OPAWA  
12 FELSTEAD PLACE, AVONHEAD  
325 AVONHEAD ROAD, AVONHEAD  
57 ARTHUR STREET, UPPER RICcartON  
55 WARDEN STREET, RICHMOND  
38 ARTHUR STREET, UPPER RICcartON  
32 TOORAK AVENUE, AVONHEAD  
26 CHERRYWOOD PLACE, REDWOOD  
16A STEADMAN ROAD, RUSSLEY  
29 PRIMROSE STREET, PAPANUI  
14 CUTTS ROAD, AVONHEAD  
102A WITHELLS ROAD, AVONHEAD  
13 BRANSTON STREET, HORNBY  
370 PAPANUI ROAD, STROWAN  
153 AVONHEAD ROAD, AVONHEAD  
6 FW DELAMAIN DRIVE, YALDHURST  
1 O'DEA PLACE, BURNSIDE  
149 ROYDVALE AVENUE, BURNSIDE  
56 WESTPARK DRIVE, BURNSIDE  
63 ASHGROVE TCE, SOMERFIELD  
10 HARKNESS PLACE, AVONHEAD  
2/76 GARREG ROAD, BRYNDWR  
1/52 OAKHAMPTON ST, HORNBY  
2 RHYL PLACE, BRYNDWR  
9 CROSS STREET, COALGATE

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# SOME OF MY PAST SALES!

I'm proud to have worked with all these amazing vendors to achieve fantastic results.



**7 Joy Place**  
**Rolleston**



**4 Sentinel Ave**  
**Halswell**



**25 Asheridge Place**  
**Wigram**



**22 Doncaster Ave**  
**Lincoln**



**19 Bamber Cres**  
**Halswell**



**4 FW Delamain Dv**  
**Yaldhurst**



**8 Te Raki Dv**  
**Lincoln**



**17 Kedleston Dv**  
**Avonhead**



**8 Paprika Place**  
**Bishopdale**



**11 Bargrove Close**  
**Halswell**



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