



AIG Insurance New Zealand Limited

Certificate of Insurance

10 April 2024

POLICY NUMBER	SBS250258			
Insured	Body Corporate 381458			
Insurer	AIG Insurance New Zealand Limited			
Policy Period	Inception Date: 01/04/2024			
	Expiry Date: 01/04/2025			
	Both days inclusive at Local Standard Time			
Situation of Risk	2-4 Northpoint Street			
Limit of Indemnity	Buildings: \$17,631,000			
Deductibles	Owner Occupied	\$250	Commercial Units	\$250
	Tenanted Units	\$400	Common Areas	\$500
	Unoccupied Units	\$500	Burglary / Theft	\$1,000
	Natural Disaster 5% of site value min \$5,000		Malicious Damage \$1,000	
	Where no other deductible is specified \$500		Landslip and Subsidence \$10,000	
Interested Parties	N/A			
Coverage	All other terms & conditions as per the agreed Policy Wording			

Signed on behalf of
AIG Insurance New Zealand Limited



Insurer Financial Strength Rating

The Insurance (Prudential Supervision) Act 2010 requires licensed insurers to have a current financial strength rating that is given by an approved rating agency. AIG Insurance New Zealand Limited has an **A** (Strong) insurer financial strength rating given by Standard & Poor's (Australia) Pty Ltd. The rating scale, in summary form is:

AAA	Extremely Strong	BBB	Good	CCC	Very Weak	SD	Selective Default
AA	Very Strong	BB	Marginal	CC	Extremely Weak	D	Default
A	Strong	B	Weak	R	Regulatory Action	NR	Not rated

The rating from 'AA' to 'CCC' may be modified by the addition of a plus (+) or minus (-) sign to show relative standing within the major rating categories.

A full description of the rating scale is available on [Standard & Poor's website](https://www.standardandpoors.com).



AIG Insurance New Zealand Limited
PO Box 1745, Shortland Street, Auckland 1140, New Zealand
Phone +64 9 355 3100 Fax +64 9 355 3135

aig.co.nz



DISCLOSURE STATEMENT

1. The following information has been supplied to Capital Commercial (2013) Limited ("Bayleys") to be made available for distribution on the vendor's behalf to potential purchasers to assist purchasers with their due diligence and to use at the purchaser's discretion.
2. Bayleys and the Vendor do not warrant the accuracy or completeness of the information and recommends that all recipients undertake their own due diligence, obtain their own reports to their satisfaction and seek independent advice prior to committing to purchaser.