

Dwellings Median Price Comparison Over Last 10 Years

District	Jul 2002	Jul 2003	Jul 2004	Jul 2005	Jul 2006	Jul 2007	Jul 2008	Jul 2009	Jul 2010	Jun 2011	Jul 2011
Northland	\$141,500	\$175,000	\$183,500	\$235,000	\$268,250	\$316,500	\$315,000	\$315,500	\$307,500	\$322,500	\$272,000
Auckland	\$260,000	\$298,000	\$340,000	\$363,500	\$390,000	\$445,000	\$421,000	\$440,000	\$450,000	\$461,000	\$465,000
Waikato/BOP	\$167,000	\$177,000	\$201,750	\$252,500	\$285,000	\$320,000	\$325,000	\$320,000	\$315,000	\$316,000	\$306,000
Hawkes Bay	\$138,000	\$158,000	\$190,000	\$250,000	\$253,000	\$287,000	\$282,000	\$271,500	\$265,000	\$254,000	\$275,000
Manawatu/Wanganui	\$99,000	\$111,000	\$140,000	\$169,500	\$205,000	\$230,000	\$233,750	\$224,250	\$232,000	\$230,000	\$215,000
Taranaki	\$111,000	\$130,000	\$176,500	\$216,000	\$236,800	\$255,000	\$265,000	\$280,100	\$292,000	\$255,000	\$260,000
Wellington	\$205,000	\$237,000	\$265,000	\$295,250	\$330,000	\$360,000	\$371,000	\$370,000	\$385,000	\$380,000	\$365,000
Nelson/Marlborough	\$156,000	\$212,750	\$262,000	\$273,500	\$297,750	\$320,000	\$330,000	\$328,000	\$327,000	\$322,750	\$311,000
Canterbury/Westland	\$141,000	\$165,000	\$216,000	\$250,000	\$270,000	\$310,000	\$300,000	\$297,000	\$310,000	\$300,000	\$315,000
Central Otago Lakes	\$213,500	\$300,000	\$345,500	\$350,000	\$397,500	\$452,500	\$565,000	\$411,000	\$390,800	\$430,000	\$410,000
Otago	\$95,000	\$125,000	\$170,000	\$201,000	\$212,000	\$227,875	\$240,000	\$223,000	\$245,000	\$224,000	\$228,500
Southland	\$71,500	\$90,000	\$105,000	\$138,500	\$146,000	\$185,000	\$172,000	\$190,000	\$210,000	\$184,500	\$185,000
New Zealand Total	\$185,000	\$212,000	\$249,000	\$282,000	\$312,500	\$345,000	\$340,000	\$340,000	\$349,000	\$360,000	\$345,000

Total Dwellings Sales Comparison Over Last 10 Years

District	Jul 2002	Jul 2003	Jul 2004	Jul 2005	Jul 2006	Jul 2007	Jul 2008	Jul 2009	Jul 2010	Jun 2011	Jul 2011
Northland	222	325	240	210	192	222	119	149	102	110	117
Auckland	2,862	3,583	2,609	2,950	2,754	2,446	1,411	2,024	1,505	2,096	1,799
Waikato/BOP	1,189	1,672	1,406	1,297	1,165	949	637	884	588	723	707
Hawkes Bay	237	341	301	269	251	239	167	232	157	160	190
Manawatu/Wanganui	320	505	440	438	414	351	230	328	207	259	237
Taranaki	204	231	210	206	194	151	155	168	145	143	110
Wellington	846	1,078	753	860	790	652	503	618	512	574	521
Nelson/Marlborough	319	296	203	236	254	224	177	228	159	210	189
Canterbury/Westland	1,003	1,348	1,068	1,110	1,118	886	675	905	683	511	639
Central Otago Lakes	90	97	82	109	111	84	69	84	48	85	74
Otago	269	411	284	255	259	238	217	229	196	218	204
Southland	229	263	216	195	259	218	129	165	109	140	141
New Zealand Total	7,790	10,150	7,812	8,135	7,761	6,660	4,489	6,014	4,411	5,229	4,928

Dwellings Medians Days To Sell Comparison Over Last 10 Years

District	Jul 2002	Jul 2003	Jul 2004	Jul 2005	Jul 2006	Jul 2007	Jul 2008	Jul 2009	Jul 2010	Jun 2011	Jul 2011
Northland	82	60	44	32	50	45	63	51	65	78	77
Auckland	35	26	32	31	34	29	52	33	38	36	34
Waikato/BOP	64	41	31	32	39	40	64	47	61	64	56
Hawkes Bay	34	24	30	42	43	49	63	45	54	50	53
Manawatu/Wanganui	49	34	27	28	34	40	68	39	57	54	57
Taranaki	47	33	28	28	33	40	73	32	51	72	64
Wellington	38	28	29	27	30	29	60	36	47	55	45
Nelson/Marlborough	29	21	33	47	34	34	48	40	46	45	47
Canterbury/Westland	41	25	23	25	34	26	55	33	41	35	37
Central Otago Lakes	36	45	64	103	76	65	71	116	76	50	108
Otago	40	18	24	32	35	31	64	40	54	51	54
Southland	26	21	28	29	27	21	59	35	38	42	46
New Zealand Total	40	28	30	30	35	31	58	37	45	44	42

Residential Value Of Sales By District

District	Value
Northland	\$38,839,071
Auckland	\$988,145,782
Waikato/BOP	\$250,443,777
Hawkes Bay	\$57,400,342
Manawatu/Wanganui	\$57,898,250
Taranaki	\$32,419,050
Wellington	\$219,585,571
Nelson/Marlborough	\$72,902,550
Canterbury/Westland	\$233,844,954
Central Otago Lakes	\$46,534,107
Otago	\$51,701,979
Southland	\$28,622,310
New Zealand Total	\$2,078,337,743

Dwellings & Sections Median Price By District

District	Dwellings	Sections
Northland	\$272,000	\$120,000
Auckland	\$465,000	\$295,000
Waikato/BOP	\$306,000	\$165,217
Hawkes Bay	\$275,000	\$145,500
Manawatu/Wanganui	\$215,000	\$90,500
Taranaki	\$260,000	\$144,000
Wellington	\$365,000	\$142,500
Nelson/Marlborough	\$311,000	\$162,500
Canterbury/Westland	\$315,000	\$149,000
Central Otago Lakes	\$410,000	\$250,000
Otago	\$228,500	\$82,250
Southland	\$185,000	\$215,000
New Zealand Total	\$345,000	\$169,000

Dwellings Percentage Difference Over 12 Months

District	Jul 2010	Jul 2011	% increase
Northland	\$307,500	\$272,000	-11.54
Auckland	\$450,000	\$465,000	3.33
Waikato/BOP	\$315,000	\$306,000	-2.85
Hawkes Bay	\$265,000	\$275,000	3.77
Manawatu/Wanganui	\$232,000	\$215,000	-7.32
Taranaki	\$292,000	\$260,000	-10.95
Wellington	\$385,000	\$365,000	-5.19
Nelson/Marlborough	\$327,000	\$311,000	-4.89
Canterbury/Westland	\$310,000	\$315,000	1.61
Central Otago Lakes	\$390,800	\$410,000	4.91
Otago	\$245,000	\$228,500	-6.73
Southland	\$210,000	\$185,000	-11.90
New Zealand Total	\$349,000	\$345,000	-1.14

Northland Medians and Numbers Sold

	Jul 2007		Jul 2008		Jul 2009		Jul 2010		Jun 2011		Jul 2011	
	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold
Mangonui	\$407,500	4	\$352,500	6	\$112,500	3	\$415,000	6	\$373,000	5	\$282,500	2
Kaitaia & Far North	\$255,000	11	\$207,500	7	\$205,000	5	\$510,000	1	\$240,000	2	\$182,500	6
Whangaroa/Kaeo		0	\$570,000	1	\$325,000	1		0		0		0
Hokianga	\$337,500	2	\$927,500	2	\$230,000	1	\$110,000	5	\$120,000	2	\$70,000	1
Kaikohē	\$205,000	7	\$210,000	1	\$156,250	4	\$166,250	4		0	\$160,000	3
Paihia	\$282,750	2	\$660,000	5	\$369,500	6	\$303,750	4	\$354,500	4	\$407,950	1
Kawakawa	\$160,000	3		0		0	\$197,500	2	\$215,000	3	\$167,500	1
Moerewa		0		0		0		0		0	\$75,000	1
Kerikeri	\$470,000	14	\$410,000	7	\$435,000	13	\$344,750	14	\$395,000	12	\$410,000	17
Russell	\$815,000	3	\$595,000	3	\$880,000	3		0	\$575,000	1		0
Dargaville Borough	\$207,500	12	\$174,500	8	\$210,500	6	\$325,000	1	\$195,000	3	\$179,500	4
Whangarei County	\$420,000	31	\$454,000	14	\$342,500	28	\$320,000	19	\$353,000	17	\$300,000	14
Whangarei City	\$310,000	118	\$304,000	61	\$290,000	69	\$280,000	43	\$290,000	54	\$267,750	54
Otamatea County	\$368,000	15	\$395,000	4	\$527,500	10	\$465,000	3	\$332,000	7	\$325,000	13
<u>Northland</u>	<u>\$316,500</u>	<u>222</u>	<u>\$315,000</u>	<u>119</u>	<u>\$315,500</u>	<u>149</u>	<u>\$307,500</u>	<u>102</u>	<u>\$322,500</u>	<u>110</u>	<u>\$272,000</u>	<u>117</u>

Key to fonts used: Suburb *Local Council* Region **REINZ District**

Auckland Medians and Numbers Sold

	Jul 2007		Jul 2008		Jul 2009		Jul 2010		Jun 2011		Jul 2011	
	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold
Albany District	\$695,000	55	\$655,000	31	\$590,000	77	\$577,500	49	\$618,000	59	\$630,000	63
East Coast Bays	\$571,000	112	\$507,000	79	\$533,250	120	\$482,375	74	\$570,000	118	\$592,400	99
Glenfield Area	\$417,000	99	\$371,000	50	\$395,000	73	\$387,750	60	\$414,500	92	\$391,500	82
Birkenhead Area	\$580,000	55	\$525,000	24	\$566,748	43	\$528,000	39	\$525,000	59	\$536,500	45
Milford/Takapuna	\$630,000	48	\$479,800	28	\$634,000	56	\$750,000	32	\$665,900	46	\$660,000	45
Devonport Area	\$667,500	26	\$557,500	18	\$610,000	31	\$635,000	23	\$773,500	38	\$782,500	30
<i>North Shore City</i>	<i>\$555,000</i>	<i>395</i>	<i>\$483,500</i>	<i>230</i>	<i>\$535,000</i>	<i>400</i>	<i>\$490,000</i>	<i>277</i>	<i>\$550,000</i>	<i>412</i>	<i>\$548,000</i>	<i>364</i>
Upper Harbour	\$479,000	17	\$502,250	10	\$522,500	29	\$610,000	23	\$460,000	15	\$536,800	21
Waitakeres	\$510,000	3	\$679,500	4	\$355,000	2	\$392,000	5	\$740,000	2	\$435,000	1
Henderson Area	\$389,100	183	\$350,000	101	\$361,000	133	\$385,000	112	\$388,000	151	\$385,000	137
Glen Eden Area	\$347,000	81	\$305,000	53	\$327,000	62	\$355,000	45	\$362,500	70	\$333,000	49
Titirangi Area	\$497,000	27	\$422,500	20	\$417,125	34	\$436,500	21	\$510,000	44	\$464,000	29
<i>Waitakere City</i>	<i>\$396,125</i>	<i>311</i>	<i>\$355,000</i>	<i>188</i>	<i>\$360,000</i>	<i>260</i>	<i>\$390,500</i>	<i>206</i>	<i>\$388,250</i>	<i>282</i>	<i>\$390,000</i>	<i>237</i>
Mount Roskill Area	\$475,000	106	\$406,500	74	\$442,000	85	\$430,675	69	\$489,500	76	\$479,750	86
Mount Albert Area	\$470,000	45	\$499,000	29	\$535,250	46	\$461,000	41	\$580,000	54	\$675,000	45
City / Pt Chev	\$360,000	247	\$332,000	123	\$320,000	211	\$337,500	169	\$265,000	219	\$309,100	190
Mt Eden / Epsom	\$687,000	102	\$438,000	143	\$613,750	86	\$673,500	58	\$644,000	79	\$727,500	69
Eastern Suburbs	\$790,000	134	\$690,000	94	\$718,000	120	\$815,000	111	\$851,500	148	\$742,500	118
Ellerslie / Panmure	\$479,250	36	\$445,000	27	\$480,000	25	\$472,250	26	\$421,500	30	\$452,500	25
Onehunga / Penrose	\$421,000	87	\$351,000	40	\$344,500	56	\$314,500	36	\$403,500	56	\$346,500	54
Islands Of Gulf	\$539,000	21	\$587,500	2	\$445,000	17	\$462,500	10	\$525,000	29	\$650,000	18
<i>Auckland City</i>	<i>\$496,600</i>	<i>778</i>	<i>\$443,000</i>	<i>532</i>	<i>\$461,250</i>	<i>646</i>	<i>\$492,500</i>	<i>520</i>	<i>\$520,000</i>	<i>691</i>	<i>\$520,000</i>	<i>605</i>
Eastern Beaches	\$578,000	183	\$511,500	140	\$528,000	191	\$561,500	144	\$565,000	189	\$571,000	143
Manukau Rural	\$497,500	2	\$422,500	2	\$247,500	1	\$422,500	2		0	\$400,000	2
Papatoetoe Area	\$342,000	211	\$326,500	76	\$332,000	122	\$330,000	85	\$355,000	111	\$353,750	98

R059 Reinz Property Market Report

For Period Jul 2011

	Jul 2007		Jul 2008		Jul 2009		Jul 2010		Jun 2011		Jul 2011	
	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold
Manurewa Area	\$314,500	174	\$304,500	58	\$327,000	97	\$266,000	58	\$320,000	91	\$327,500	68
<i>Manukau City</i>	<i>\$385,000</i>	<i>570</i>	<i>\$426,250</i>	<i>276</i>	<i>\$438,000</i>	<i>411</i>	<i>\$455,000</i>	<i>289</i>	<i>\$465,000</i>	<i>391</i>	<i>\$445,100</i>	<i>311</i>
Papakura Area	\$320,000	93	\$302,500	38	\$338,000	60	\$320,000	45	\$336,000	51	\$336,000	62
<i>Papakura District</i>	<i>\$320,000</i>	<i>93</i>	<i>\$302,500</i>	<i>38</i>	<i>\$338,000</i>	<i>60</i>	<i>\$320,000</i>	<i>45</i>	<i>\$336,000</i>	<i>51</i>	<i>\$336,000</i>	<i>62</i>
<u>Metropolitan Auckland</u>	<u>\$442,500</u>	<u>2,147</u>	<u>\$425,000</u>	<u>1,264</u>	<u>\$450,000</u>	<u>1,777</u>	<u>\$455,000</u>	<u>1,337</u>	<u>\$477,000</u>	<u>1,827</u>	<u>\$474,000</u>	<u>1,579</u>
Rodney North	\$429,000	52	\$455,000	38	\$500,000	65	\$446,000	30	\$440,000	55	\$540,000	35
Hibiscus Coast	\$500,000	108	\$455,000	30	\$417,500	77	\$467,000	68	\$450,000	103	\$475,000	85
<i>Rodney District</i>	<i>\$488,250</i>	<i>160</i>	<i>\$455,000</i>	<i>68</i>	<i>\$439,500</i>	<i>142</i>	<i>\$459,500</i>	<i>98</i>	<i>\$447,500</i>	<i>158</i>	<i>\$487,000</i>	<i>120</i>
Franklin County	\$388,000	85	\$379,000	50	\$337,500	58	\$340,000	51	\$385,000	58	\$330,000	60
<i>Franklin District</i>	<i>\$388,000</i>	<i>85</i>	<i>\$379,000</i>	<i>50</i>	<i>\$337,500</i>	<i>58</i>	<i>\$340,000</i>	<i>51</i>	<i>\$385,000</i>	<i>58</i>	<i>\$330,000</i>	<i>60</i>
Thames / Coromandel	\$433,000	54	\$352,500	29	\$355,000	47	\$390,000	19	\$375,000	53	\$315,000	40
<i>Thames/Coromandel</i>	<i>\$433,000</i>	<i>54</i>	<i>\$352,500</i>	<i>29</i>	<i>\$355,000</i>	<i>47</i>	<i>\$390,000</i>	<i>19</i>	<i>\$375,000</i>	<i>53</i>	<i>\$315,000</i>	<i>40</i>
<u>Outer Auckland</u>	<u>\$450,000</u>	<u>299</u>	<u>\$410,000</u>	<u>147</u>	<u>\$400,000</u>	<u>247</u>	<u>\$420,000</u>	<u>168</u>	<u>\$406,000</u>	<u>269</u>	<u>\$415,000</u>	<u>220</u>
Auckland	\$445,000	2,446	\$421,000	1,411	\$440,000	2,024	\$450,000	1,505	\$461,000	2,096	\$465,000	1,799

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Waikato/BOP Medians and Numbers Sold

	Jul 2007		Jul 2008		Jul 2009		Jul 2010		Jun 2011		Jul 2011	
	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold
Waikato Country	\$247,500	194	\$275,000	115	\$280,000	161	\$257,000	97	\$267,750	124	\$260,000	136
Hamilton City	\$350,000	232	\$335,000	146	\$338,500	234	\$335,000	155	\$315,000	209	\$338,000	204
Western BOP Country	\$339,000	71	\$400,000	47	\$380,000	47	\$347,500	38	\$400,000	51	\$350,000	51
Mount Maunganui/Papamoa	\$420,000	61	\$412,500	51	\$361,500	74	\$412,000	47	\$420,000	59	\$371,666	63
Tauranga	\$372,750	126	\$350,000	97	\$340,000	149	\$339,250	90	\$350,000	107	\$334,000	97
Rotorua	\$261,400	104	\$271,250	71	\$246,500	72	\$262,000	63	\$256,850	56	\$255,000	61
Taupo	\$350,000	51	\$361,250	24	\$347,500	51	\$289,000	34	\$300,000	37	\$340,000	30
King Country	\$105,000	13	\$162,500	14	\$190,000	15	\$140,000	6	\$88,000	10	\$120,000	9
Gisborne City	\$302,000	35	\$212,000	31	\$250,000	41	\$259,000	27	\$287,500	29	\$210,000	23
Gisborne Country	\$290,000	3	\$67,000	1	\$290,000	1	\$250,000	4	\$75,000	1	\$120,000	2
Eastern BOP Country	\$289,000	59	\$257,500	40	\$238,000	39	\$310,000	27	\$291,250	40	\$228,000	31
<u>Waikato/BOP</u>	<u>\$320,000</u>	<u>949</u>	<u>\$325,000</u>	<u>637</u>	<u>\$320,000</u>	<u>884</u>	<u>\$315,000</u>	<u>588</u>	<u>\$316,000</u>	<u>723</u>	<u>\$306,000</u>	<u>707</u>

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Hawkes Bay Medians and Numbers Sold

	Jul 2007		Jul 2008		Jul 2009		Jul 2010		Jun 2011		Jul 2011	
	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold
Napier City	\$311,000	102	\$312,000	83	\$277,000	115	\$286,750	66	\$280,000	75	\$283,500	90
Hastings City	\$279,000	98	\$270,000	56	\$287,500	85	\$285,000	67	\$256,000	55	\$268,500	73
Hawkes Bay Country	\$365,000	13	\$430,000	10	\$330,000	9	\$189,000	5	\$200,000	8	\$376,000	4
Waipawa Area	\$161,500	3	\$118,250	2	\$220,000	6	\$200,000	5	\$125,000	5	\$195,000	7
Waipukurau Area	\$252,500	6	\$168,000	9	\$225,000	3	\$102,500	4	\$160,750	8	\$137,500	9
Dannevirke Borough	\$169,000	17	\$135,000	7	\$140,500	14	\$161,500	10	\$135,000	9	\$170,000	7
<u>Hawkes Bay</u>	<u>\$287,000</u>	<u>239</u>	<u>\$282,000</u>	<u>167</u>	<u>\$271,500</u>	<u>232</u>	<u>\$265,000</u>	<u>157</u>	<u>\$254,000</u>	<u>160</u>	<u>\$275,000</u>	<u>190</u>

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Manawatu/Wanganui Medians and Numbers Sold

	Jul 2007		Jul 2008		Jul 2009		Jul 2010		Jun 2011		Jul 2011	
	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold
Palmerston North City	\$287,094	134	\$272,500	112	\$277,000	134	\$255,000	99	\$280,000	111	\$281,000	93
Feilding	\$229,000	31	\$228,500	15	\$240,000	35	\$239,000	19	\$268,000	31	\$206,500	33
Levin	\$220,000	39	\$258,000	12	\$205,000	30	\$188,500	17	\$197,500	29	\$189,500	18
Pahiatua	\$150,000	6	\$140,000	1	\$147,500	13	\$113,000	9	\$148,000	5	\$158,000	5
Manawatu Country	\$197,500	37	\$235,000	25	\$220,000	31	\$202,500	18	\$205,000	23	\$185,000	31
<i>Manawatu</i>	<i>\$247,500</i>	<i>247</i>	<i>\$260,000</i>	<i>165</i>	<i>\$246,500</i>	<i>243</i>	<i>\$237,000</i>	<i>162</i>	<i>\$240,000</i>	<i>199</i>	<i>\$235,000</i>	<i>180</i>
<u>Manawatu Region</u>	<u>\$247,500</u>	<u>247</u>	<u>\$260,000</u>	<u>165</u>	<u>\$246,500</u>	<u>243</u>	<u>\$237,000</u>	<u>162</u>	<u>\$240,000</u>	<u>199</u>	<u>\$235,000</u>	<u>180</u>
Waverley	\$162,500	2	\$185,000	1	\$108,500	2	\$165,000	1	\$70,000	1	\$400,000	1
Wanganui City	\$171,000	75	\$187,500	44	\$164,000	60	\$190,000	27	\$177,500	40	\$151,000	43
Raetihi/Ohakune/Taihape	\$231,500	12	\$134,100	4	\$195,000	8	\$200,000	7	\$235,000	5	\$138,750	4
Rangitikei	\$160,000	13	\$187,000	16	\$175,000	11	\$155,000	7	\$118,500	14	\$95,000	7
Wanganui Country	\$177,000	2		0	\$362,500	4	\$265,000	3		0	\$217,500	2
<i>Wanganui</i>	<i>\$173,500</i>	<i>104</i>	<i>\$185,000</i>	<i>65</i>	<i>\$175,000</i>	<i>85</i>	<i>\$185,000</i>	<i>45</i>	<i>\$173,000</i>	<i>60</i>	<i>\$150,000</i>	<i>57</i>
<u>Wanganui Region</u>	<u>\$173,500</u>	<u>104</u>	<u>\$185,000</u>	<u>65</u>	<u>\$175,000</u>	<u>85</u>	<u>\$185,000</u>	<u>45</u>	<u>\$173,000</u>	<u>60</u>	<u>\$150,000</u>	<u>57</u>
<u>Manawatu/Wanganui</u>	<u>\$230,000</u>	<u>351</u>	<u>\$233,750</u>	<u>230</u>	<u>\$224,250</u>	<u>328</u>	<u>\$232,000</u>	<u>207</u>	<u>\$230,000</u>	<u>259</u>	<u>\$215,000</u>	<u>237</u>

Key to fonts used: Suburb *Local Council* Region **REINZ District**

Taranaki Medians and Numbers Sold

	Jul 2007		Jul 2008		Jul 2009		Jul 2010		Jun 2011		Jul 2011	
	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold
Taranaki Country	\$190,000	19	\$190,000	28	\$220,000	21	\$274,000	21	\$220,000	22	\$210,000	13
Waitara	\$210,000	9	\$205,000	10	\$186,250	10	\$220,000	6	\$195,000	7	\$178,000	7
New Plymouth City	\$310,000	67	\$285,000	76	\$310,000	96	\$324,500	84	\$285,500	68	\$295,000	60
Bell Block	\$289,000	11	\$342,500	16	\$330,000	10	\$322,000	14	\$380,000	11	\$280,000	7
Stratford	\$175,000	17	\$230,000	9	\$199,000	9	\$190,000	9	\$135,000	11	\$185,000	7
Hawera	\$202,500	28	\$264,000	16	\$238,000	22	\$169,000	11	\$224,000	24	\$210,000	16
<u>Taranaki</u>	<u>\$255,000</u>	<u>151</u>	<u>\$265,000</u>	<u>155</u>	<u>\$280,100</u>	<u>168</u>	<u>\$292,000</u>	<u>145</u>	<u>\$255,000</u>	<u>143</u>	<u>\$260,000</u>	<u>110</u>

Key to fonts used: Suburb *Local Council* Region **REINZ District**

Wellington Medians and Numbers Sold

	Jul 2007		Jul 2008		Jul 2009		Jul 2010		Jun 2011		Jul 2011	
	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold
Wairarapa	\$250,000	67	\$252,500	39	\$231,500	63	\$248,000	41	\$197,500	43	\$238,000	48
Upper Hutt	\$342,500	62	\$315,000	57	\$332,000	39	\$322,000	47	\$328,600	74	\$304,000	51
Hutt Valley	\$340,000	140	\$337,250	98	\$325,500	134	\$330,000	100	\$316,250	84	\$332,500	90
Otaki / Paekakariki	\$351,300	100	\$303,000	65	\$315,000	91	\$328,000	75	\$353,500	78	\$336,000	86
Pukerua Bay / Tawa	\$345,000	54	\$337,800	46	\$367,563	80	\$386,500	67	\$368,750	66	\$320,000	70
Northern Wellington	\$419,000	72	\$457,500	59	\$522,500	68	\$411,000	54	\$435,615	83	\$445,000	62
Western Wellington	\$470,000	23	\$542,500	26	\$510,000	39	\$532,500	34	\$525,000	29	\$606,000	33
Southern Wellington	\$540,100	23	\$491,000	34	\$440,000	27	\$495,000	33	\$527,500	34	\$515,000	25
Eastern Wellington	\$450,000	27	\$462,500	32	\$480,000	35	\$455,000	29	\$480,000	38	\$492,000	17
Central Wellington	\$337,000	84	\$420,000	47	\$427,500	42	\$524,500	32	\$360,000	45	\$455,000	39
<u>Wellington</u>	<u>\$360,000</u>	<u>652</u>	<u>\$371,000</u>	<u>503</u>	<u>\$370,000</u>	<u>618</u>	<u>\$385,000</u>	<u>512</u>	<u>\$380,000</u>	<u>574</u>	<u>\$365,000</u>	<u>521</u>

Key to fonts used: Suburb *Local Council* Region **REINZ District**

Nelson/Marlborough Medians and Numbers Sold

	Jul 2007		Jul 2008		Jul 2009		Jul 2010		Jun 2011		Jul 2011	
	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold
Nelson City Zone	\$319,000	89	\$310,000	61	\$350,000	75	\$312,000	59	\$331,000	84	\$319,000	66
Richmond	\$388,500	24	\$380,000	18	\$382,000	23	\$332,000	19	\$352,500	26	\$311,500	14
Motueka	\$295,000	14	\$250,000	13	\$272,500	18	\$305,000	13	\$325,000	18	\$278,750	22
Takaka	\$260,000	3	\$293,500	4	\$266,000	3	\$377,000	7	\$250,000	3	\$301,750	4
Nelson Country	\$395,000	10	\$351,000	11	\$362,500	16	\$390,000	15	\$370,000	9	\$402,000	21
<i>Nelson Council = Nelson City Zone PLUS Nelson Country, Richmond, Takaka & Motueka Zones</i>	<i>\$320,000</i>	<i>140</i>	<i>\$330,000</i>	<i>107</i>	<i>\$355,000</i>	<i>135</i>	<i>\$332,000</i>	<i>113</i>	<i>\$339,500</i>	<i>140</i>	<i>\$315,000</i>	<i>127</i>
Marlborough Sounds	\$700,000	2	\$245,000	1	\$825,000	1	\$345,000	1	\$320,000	4	\$245,000	2
Marlborough/Kaikoura	\$318,250	82	\$335,000	69	\$305,000	92	\$307,500	45	\$272,500	66	\$289,500	60
<i>Marlborough</i>	<i>\$319,500</i>	<i>84</i>	<i>\$324,000</i>	<i>70</i>	<i>\$305,000</i>	<i>93</i>	<i>\$307,750</i>	<i>46</i>	<i>\$272,500</i>	<i>70</i>	<i>\$289,500</i>	<i>62</i>
<u>Nelson/Marlborough</u>	<u>\$320,000</u>	<u>224</u>	<u>\$330,000</u>	<u>177</u>	<u>\$328,000</u>	<u>228</u>	<u>\$327,000</u>	<u>159</u>	<u>\$322,750</u>	<u>210</u>	<u>\$311,000</u>	<u>189</u>

Key to fonts used: Suburb *Local Council* Region **REINZ District**

Canterbury/Westland Medians and Numbers Sold

	Jul 2007		Jul 2008		Jul 2009		Jul 2010		Jun 2011		Jul 2011	
	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold
Central (Inside,4 Avenues)	\$260,000	11	\$334,950	13	\$306,000	18	\$237,000	8	\$800,000	1	\$615,000	3
Nth East(Avnda/Avsi/Bur/Park)	\$313,750	52	\$287,500	40	\$300,000	56	\$328,500	43	\$457,000	9	\$480,000	19
East(Aran/Bxly/Brom/Linwd)	\$243,500	38	\$201,500	32	\$236,000	41	\$230,000	34	\$205,000	8	\$251,000	7
Sth East(Hthct/Opawa/Wlstn)	\$285,000	23	\$307,500	18	\$305,000	35	\$282,000	23	\$210,000	7	\$228,500	10
Sth Inner (Sydhm/Wlthm)	\$252,500	14	\$215,000	15	\$218,250	21	\$210,000	9	\$222,500	6	\$252,500	4
Sth Outer (Beck/Bow/Casfl/Stma)	\$412,250	28	\$335,000	29	\$350,000	21	\$440,000	22	\$405,000	7	\$427,500	14
S/W Inner(Addtn/Smfld/Sprey)	\$308,000	32	\$253,250	30	\$277,000	31	\$300,000	17	\$300,000	19	\$270,000	16
S/W Outer(Hlswl/Himtn/Hnhy)	\$350,000	41	\$325,000	23	\$364,150	36	\$364,000	30	\$330,000	23	\$369,500	24
West Inner(Riccn/Upper Riccn)	\$335,000	17	\$265,000	19	\$297,500	27	\$320,500	16	\$356,000	15	\$308,000	14
West Outer (Heih/Hby/Sckbn/Tem)	\$285,000	37	\$290,000	25	\$283,500	34	\$281,500	28	\$263,250	30	\$298,750	30
N/W Inner(Fendn/llam/Meriv)	\$440,000	47	\$476,750	44	\$428,500	34	\$480,000	29	\$410,995	23	\$560,000	27
Avonhead	\$372,000	27	\$380,000	17	\$403,000	18	\$330,000	18	\$350,000	15	\$364,000	21
N/W Outer(Brynd/Burns)	\$394,000	36	\$395,000	29	\$356,000	32	\$381,900	32	\$355,000	11	\$408,500	28
Nth Inner(Dal/Rich/Shly/Stalb)	\$329,500	66	\$306,000	48	\$285,000	83	\$283,000	57	\$325,000	23	\$331,000	30
Nth Outer(Bfst/Bish/Pap/Redwd)	\$360,000	50	\$327,500	41	\$311,500	64	\$332,000	57	\$360,000	39	\$342,500	52
Seaside Sth(Rdcfs/Sumfl)	\$514,750	8	\$485,000	13	\$533,500	16	\$612,500	10	\$500,000	3	\$379,500	6
Seaside Nth (Nb/Nthbeach/Sthnb)	\$297,000	39	\$280,000	21	\$242,000	30	\$307,500	24	\$258,000	12	\$330,000	7
All Hill(Cash/Clh/Mtp/Scar/Wm)	\$525,000	19	\$515,000	21	\$553,000	22	\$570,000	15	\$470,000	8	\$465,000	5
Harbourside(All Lytl&Harbour)	\$386,000	4	\$345,000	3	\$330,000	9	\$446,250	10	\$385,000	3	\$325,000	1
<i>Christchurch City</i>	<i>\$330,000</i>	<i>589</i>	<i>\$316,500</i>	<i>481</i>	<i>\$310,000</i>	<i>628</i>	<i>\$328,250</i>	<i>482</i>	<i>\$330,000</i>	<i>262</i>	<i>\$359,500</i>	<i>318</i>
Banks Pen(East Of Motukarara)	\$310,000	2	\$452,000	3	\$765,000	2	\$333,500	2	\$470,000	3	\$230,000	3
Kaiapoi	\$300,000	25	\$323,500	6	\$304,250	22	\$256,000	12	\$335,500	10	\$266,000	10
Rangiora	\$318,000	29	\$290,000	20	\$272,500	38	\$289,000	26	\$301,250	42	\$309,250	42
Nth Cant(All Nth&W Ofnthwaimk)	\$285,000	34	\$247,500	14	\$315,000	29	\$320,000	19	\$310,000	27	\$329,000	33

R059 Reinz Property Market Report

For Period Jul 2011

	Jul 2007		Jul 2008		Jul 2009		Jul 2010		Jun 2011		Jul 2011	
	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold
Cant Ctry(Alloth W&S To Midcan)	\$389,000	32	\$335,000	47	\$389,000	41	\$367,500	34	\$377,000	36	\$405,000	56
Mid Cant(Rakaia/R-Rangitata R)	\$264,500	42	\$257,000	29	\$266,000	32	\$235,000	29	\$235,000	28	\$264,500	48
Timaru	\$228,000	62	\$230,000	29	\$226,410	48	\$190,000	33	\$232,500	48	\$225,000	61
Sth Cant(Below Rangitata Riv)	\$210,000	39	\$212,750	16	\$207,000	34	\$243,500	14	\$202,000	23	\$178,000	35
West Coast	\$162,500	32	\$191,500	30	\$223,000	31	\$180,750	32	\$215,000	32	\$220,000	33
<i>Other Canterbury/Westland</i>	<i>\$262,000</i>	<i>297</i>	<i>\$263,000</i>	<i>194</i>	<i>\$270,000</i>	<i>277</i>	<i>\$265,000</i>	<i>201</i>	<i>\$265,000</i>	<i>249</i>	<i>\$275,000</i>	<i>321</i>
<i>Outer Canterbury</i>	<i>\$262,000</i>	<i>297</i>	<i>\$263,000</i>	<i>194</i>	<i>\$270,000</i>	<i>277</i>	<i>\$265,000</i>	<i>201</i>	<i>\$265,000</i>	<i>249</i>	<i>\$275,000</i>	<i>321</i>
<u>Canterbury/Westland</u>	<u>\$310,000</u>	<u>886</u>	<u>\$300,000</u>	<u>675</u>	<u>\$297,000</u>	<u>905</u>	<u>\$310,000</u>	<u>683</u>	<u>\$300,000</u>	<u>511</u>	<u>\$315,000</u>	<u>639</u>

Key to fonts used: Suburb *Local Council* Region **REINZ District**

Central Otago Lakes Medians and Numbers Sold

	Jul 2007		Jul 2008		Jul 2009		Jul 2010		Jun 2011		Jul 2011	
	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold
Central	\$364,750	48	\$497,500	26	\$327,000	49	\$333,500	24	\$343,500	50	\$336,500	42
Queenstown	\$592,500	36	\$586,667	43	\$530,000	35	\$436,000	24	\$535,000	35	\$492,500	32
<u>Central Otago Lakes</u>	<u>\$452,500</u>	<u>84</u>	<u>\$565,000</u>	<u>69</u>	<u>\$411,000</u>	<u>84</u>	<u>\$390,800</u>	<u>48</u>	<u>\$430,000</u>	<u>85</u>	<u>\$410,000</u>	<u>74</u>

Key to fonts used: Suburb *Local Council* Region **REINZ District**

Otago Medians and Numbers Sold

	Jul 2007		Jul 2008		Jul 2009		Jul 2010		Jun 2011		Jul 2011	
	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold
North Otago	\$208,250	30	\$205,000	23	\$207,500	37	\$211,000	26	\$176,000	22	\$190,000	39
Dunedin City	\$247,000	170	\$249,500	180	\$230,000	179	\$259,000	151	\$235,000	171	\$245,100	147
South Otago	\$165,000	31	\$130,000	11	\$142,500	10	\$227,000	15	\$180,000	21	\$166,000	14
East Otago	\$187,000	7	\$135,000	3	\$292,500	3	\$290,000	4	\$216,000	4	\$206,500	4
<u>Otago</u>	<u>\$227,875</u>	<u>238</u>	<u>\$240,000</u>	<u>217</u>	<u>\$223,000</u>	<u>229</u>	<u>\$245,000</u>	<u>196</u>	<u>\$224,000</u>	<u>218</u>	<u>\$228,500</u>	<u>204</u>

Key to fonts used: Suburb *Local Council* Region **REINZ District**

Southland Medians and Numbers Sold

	Jul 2007		Jul 2008		Jul 2009		Jul 2010		Jun 2011		Jul 2011	
	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold
Invercargill	\$197,000	157	\$183,000	87	\$205,500	120	\$210,500	80	\$185,000	101	\$190,005	102
Bluff	\$122,500	10	\$118,500	2	\$115,000	5	\$89,000	1	\$120,000	6	\$67,500	2
Gore	\$115,000	29	\$147,500	20	\$138,750	22	\$183,250	14	\$157,500	18	\$130,250	22
Riverton	\$240,000	5		0	\$84,000	6	\$208,000	5	\$204,500	8	\$79,000	4
Winton	\$189,000	14	\$165,000	13	\$181,500	9	\$244,125	6	\$195,000	5	\$215,000	8
Te Anau	\$385,000	3	\$250,000	7	\$330,000	3	\$275,000	3	\$222,500	2	\$330,000	3
<u>Southland</u>	<u>\$185,000</u>	<u>218</u>	<u>\$172,000</u>	<u>129</u>	<u>\$190,000</u>	<u>165</u>	<u>\$210,000</u>	<u>109</u>	<u>\$184,500</u>	<u>140</u>	<u>\$185,000</u>	<u>141</u>

Key to fonts used: Suburb Local Council Region REINZ District

National Sales Distribution

Price Band	Jul 2009	Jul 2010	Jun 2011	Jul 2011
Under \$400,000	3822	2731	3026	3002
\$400,000 - \$599,999	1451	1084	1403	1178
\$600,000 - \$999,999	616	462	615	587
\$1 million and over	125	134	185	161
Total	6014	4411	5229	4928