

## Dwellings Median Price Comparison Over Last 10 Years

District	Sep 2002	Sep 2003	Sep 2004	Sep 2005	Sep 2006	Sep 2007	Sep 2008	Sep 2009	Sep 2010	Aug 2011	Sep 2011
Northland	\$169,000	\$179,000	\$195,000	\$256,150	\$280,000	\$320,000	\$297,500	\$285,000	\$300,000	\$304,000	\$290,000
Auckland	\$273,250	\$319,000	\$336,000	\$379,000	\$397,750	\$441,500	\$420,000	\$455,000	\$450,000	\$453,000	\$475,000
Waikato/BOP	\$168,750	\$178,500	\$212,500	\$265,000	\$287,500	\$322,750	\$314,350	\$315,000	\$314,324	\$319,500	\$300,000
Hawkes Bay	\$135,500	\$163,700	\$196,100	\$250,000	\$261,000	\$285,000	\$271,742	\$265,000	\$265,000	\$250,000	\$270,750
Manawatu/Wanganui	\$106,500	\$112,000	\$146,000	\$175,000	\$210,000	\$240,000	\$225,000	\$225,250	\$216,500	\$220,000	\$220,000
Taranaki	\$106,000	\$118,000	\$158,500	\$225,250	\$250,000	\$265,000	\$256,583	\$283,000	\$269,500	\$269,750	\$261,528
Wellington	\$204,000	\$238,500	\$270,000	\$296,500	\$329,000	\$380,000	\$350,000	\$378,168	\$398,500	\$365,000	\$380,000
Nelson/Marlborough	\$155,000	\$235,100	\$249,500	\$262,250	\$310,000	\$330,250	\$320,000	\$337,125	\$330,000	\$320,000	\$326,000
Canterbury/Westland	\$148,500	\$170,000	\$225,000	\$259,000	\$277,500	\$315,000	\$290,000	\$311,500	\$297,500	\$325,000	\$311,500
Central Otago Lakes	\$205,000	\$355,000	\$348,750	\$420,000	\$441,000	\$477,500	\$480,000	\$405,000	\$465,000	\$435,000	\$385,000
Otago	\$92,000	\$135,000	\$177,000	\$220,000	\$216,000	\$236,000	\$221,500	\$237,000	\$230,000	\$241,250	\$230,000
Southland	\$69,500	\$89,000	\$113,500	\$126,500	\$140,000	\$195,000	\$187,000	\$189,500	\$185,000	\$198,000	\$171,000
New Zealand Total	\$185,000	\$215,000	\$250,000	\$290,000	\$313,000	\$351,500	\$330,000	\$350,000	\$350,000	\$355,000	\$350,000

## Total Dwellings Sales Comparison Over Last 10 Years

District	Sep 2002	Sep 2003	Sep 2004	Sep 2005	Sep 2006	Sep 2007	Sep 2008	Sep 2009	Sep 2010	Aug 2011	Sep 2011
Northland	217	332	273	271	219	147	104	139	81	110	143
Auckland	2,796	3,553	2,689	3,207	2,994	1,956	1,425	2,355	1,690	1,894	1,922
Waikato/BOP	1,176	1,796	1,349	1,546	1,340	866	632	898	570	742	694
Hawkes Bay	282	411	277	343	340	181	144	235	159	175	170
Manawatu/Wanganui	338	639	397	493	440	309	234	286	222	225	253
Taranaki	201	260	212	226	200	141	158	183	132	126	116
Wellington	811	1,083	736	991	935	652	491	701	492	569	516
Nelson/Marlborough	317	310	214	230	264	230	219	224	172	187	205
Canterbury/Westland	1,005	1,400	1,079	1,214	1,213	836	677	921	396	743	769
Central Otago Lakes	139	125	106	102	124	110	70	103	77	83	81
Otago	395	493	303	335	313	263	232	275	191	212	239
Southland	263	284	220	228	276	203	113	144	141	126	127
New Zealand Total	7,940	10,686	7,855	9,186	8,658	5,894	4,499	6,464	4,323	5,192	5,235

## Dwellings Medians Days To Sell Comparison Over Last 10 Years

District	Sep 2002	Sep 2003	Sep 2004	Sep 2005	Sep 2006	Sep 2007	Sep 2008	Sep 2009	Sep 2010	Aug 2011	Sep 2011
Northland	78	56	49	26	39	53	72	63	60	67	56
Auckland	29	21	31	29	31	31	45	30	37	33	32
Waikato/BOP	47	36	34	27	39	39	59	43	58	54	53
Hawkes Bay	31	26	36	40	42	36	69	35	51	43	40
Manawatu/Wanganui	43	29	28	23	30	34	70	37	55	50	53
Taranaki	36	29	27	27	24	52	56	29	58	75	79
Wellington	29	23	31	24	23	29	52	30	39	44	38
Nelson/Marlborough	28	21	52	33	33	35	64	29	40	42	46
Canterbury/Westland	34	19	22	24	28	30	52	32	40	35	38
Central Otago Lakes	38	40	54	56	69	66	53	60	65	67	79
Otago	31	17	28	24	25	28	50	28	47	46	36
Southland	19	17	29	29	21	21	40	35	35	37	36
New Zealand Total	33	24	31	27	31	32	52	33	43	39	37

## Residential Value Of Sales By District

District	Value
Northland	\$48,513,150
Auckland	\$1,112,413,510
Waikato/BOP	\$241,830,173
Hawkes Bay	\$51,578,570
Manawatu/Wanganui	\$62,420,636
Taranaki	\$32,530,155
Wellington	\$224,975,529
Nelson/Marlborough	\$78,558,750
Canterbury/Westland	\$281,467,738
Central Otago Lakes	\$51,392,600
Otago	\$61,225,275
Southland	\$24,568,157
New Zealand Total	\$2,271,474,243

## Dwellings & Sections Median Price By District

District	Dwellings	Sections
Northland	\$290,000	\$172,500
Auckland	\$475,000	\$300,000
Waikato/BOP	\$300,000	\$137,000
Hawkes Bay	\$270,750	\$75,000
Manawatu/Wanganui	\$220,000	\$77,000
Taranaki	\$261,528	\$87,500
Wellington	\$380,000	\$169,000
Nelson/Marlborough	\$326,000	\$176,500
Canterbury/Westland	\$311,500	\$161,500
Central Otago Lakes	\$385,000	\$262,500
Otago	\$230,000	\$74,250
Southland	\$171,000	\$55,000
New Zealand Total	\$350,000	\$169,000

## Dwellings Percentage Difference Over 12 Months

District	Sep 2010	Sep 2011	% increase
Northland	\$300,000	\$290,000	-3.33
Auckland	\$450,000	\$475,000	5.55
Waikato/BOP	\$314,324	\$300,000	-4.55
Hawkes Bay	\$265,000	\$270,750	2.16
Manawatu/Wanganui	\$216,500	\$220,000	1.61
Taranaki	\$269,500	\$261,528	-2.95
Wellington	\$398,500	\$380,000	-4.64
Nelson/Marlborough	\$330,000	\$326,000	-1.21
Canterbury/Westland	\$297,500	\$311,500	4.70
Central Otago Lakes	\$465,000	\$385,000	-17.20
Otago	\$230,000	\$230,000	0.00
Southland	\$185,000	\$171,000	-7.56
New Zealand Total	\$350,000	\$350,000	0.00

## Northland Medians and Numbers Sold

	Sep 2007		Sep 2008		Sep 2009		Sep 2010		Aug 2011		Sep 2011	
	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold
Mangonui	\$363,000	5	\$415,000	2	\$289,750	8	\$307,500	4	\$330,000	5	\$239,000	6
Kaitaia & Far North	\$245,000	5	\$181,000	5	\$270,000	3	\$215,000	2	\$155,750	4	\$155,000	4
Whangaroa/Kaeo		0		0	\$215,000	1	\$410,000	1	\$387,500	1	\$150,000	1
Hokianga		0	\$295,000	1	\$299,000	1	\$460,000	2		0		0
Kaikohe	\$214,000	6	\$127,250	2	\$119,000	8	\$45,000	3	\$147,500	2	\$165,000	3
Paihia	\$400,000	5	\$368,500	4	\$490,000	1		0	\$420,000	5	\$370,000	4
Kawakawa	\$207,500	2		0	\$230,000	1	\$470,000	1	\$172,000	1	\$195,000	1
Moerewa	\$133,000	2		0		0		0		0		0
Kerikeri	\$539,250	12	\$520,000	6	\$400,000	9	\$435,000	7	\$340,000	15	\$370,000	15
Russell		0	\$582,500	4	\$403,750	2	\$700,000	3	\$420,000	3	\$280,000	2
Dargaville Borough	\$177,500	6	\$220,000	5	\$200,000	8	\$250,000	6	\$182,500	4	\$182,500	6
Whangarei County	\$482,000	17	\$375,000	19	\$380,000	26	\$333,000	8	\$445,000	16	\$350,000	24
Whangarei City	\$305,000	71	\$275,000	51	\$270,000	61	\$281,050	39	\$268,000	49	\$278,000	67
Otamatea County	\$322,500	16	\$360,000	5	\$228,500	10	\$330,000	5	\$420,000	5	\$330,000	10
<b><u>Northland</u></b>	<b><u>\$320,000</u></b>	<b><u>147</u></b>	<b><u>\$297,500</u></b>	<b><u>104</u></b>	<b><u>\$285,000</u></b>	<b><u>139</u></b>	<b><u>\$300,000</u></b>	<b><u>81</u></b>	<b><u>\$304,000</u></b>	<b><u>110</u></b>	<b><u>\$290,000</u></b>	<b><u>143</u></b>

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

## Auckland Medians and Numbers Sold

	Sep 2007		Sep 2008		Sep 2009		Sep 2010		Aug 2011		Sep 2011	
	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold
Albany District	\$610,000	87	\$647,500	59	\$670,000	62	\$625,000	55	\$625,000	69	\$680,000	49
East Coast Bays	\$554,250	102	\$526,500	62	\$592,750	128	\$543,750	102	\$565,750	116	\$580,500	121
Glenfield Area	\$423,000	72	\$341,500	41	\$411,500	80	\$408,500	48	\$434,500	90	\$427,000	75
Birkenhead Area	\$512,500	26	\$490,000	47	\$558,500	50	\$486,000	50	\$553,500	36	\$472,500	44
Milford/Takapuna	\$640,000	34	\$572,500	27	\$622,500	58	\$600,000	31	\$590,500	46	\$591,750	34
Devonport Area	\$617,500	20	\$621,250	10	\$816,000	29	\$980,000	18	\$798,500	20	\$738,525	42
<i>North Shore City</i>	<i>\$520,000</i>	<i>341</i>	<i>\$508,500</i>	<i>246</i>	<i>\$555,000</i>	<i>407</i>	<i>\$530,000</i>	<i>304</i>	<i>\$540,000</i>	<i>377</i>	<i>\$557,000</i>	<i>365</i>
Upper Harbour	\$522,500	18	\$525,000	15	\$525,500	28	\$522,500	18	\$457,500	19	\$430,000	15
Waitakeres		0		0	\$557,500	2	\$670,000	3	\$360,000	1	\$340,000	1
Henderson Area	\$368,000	153	\$355,000	108	\$360,000	197	\$375,000	107	\$380,000	158	\$393,000	129
Glen Eden Area	\$340,000	64	\$344,000	39	\$317,000	67	\$330,000	45	\$343,000	53	\$345,000	61
Titirangi Area	\$465,500	29	\$437,500	22	\$472,500	36	\$455,000	25	\$508,500	25	\$465,000	30
<i>Waitakere City</i>	<i>\$375,000</i>	<i>264</i>	<i>\$360,000</i>	<i>184</i>	<i>\$362,500</i>	<i>330</i>	<i>\$380,000</i>	<i>198</i>	<i>\$382,250</i>	<i>256</i>	<i>\$390,000</i>	<i>236</i>
Mount Roskill Area	\$465,000	88	\$412,500	66	\$464,000	107	\$450,000	87	\$487,444	80	\$486,000	81
Mount Albert Area	\$518,500	59	\$440,750	40	\$560,500	56	\$587,000	58	\$555,000	63	\$560,500	58
City / Pt Chev	\$363,750	184	\$288,000	123	\$351,500	244	\$332,500	178	\$289,000	217	\$295,000	221
Mt Eden / Epsom	\$755,000	78	\$565,000	73	\$690,000	116	\$678,000	89	\$653,000	67	\$699,000	81
Eastern Suburbs	\$812,500	92	\$714,000	104	\$766,000	163	\$885,000	112	\$755,000	109	\$865,000	133
Ellerslie / Panmure	\$396,000	45	\$432,500	20	\$397,500	36	\$380,000	21	\$385,750	28	\$556,000	28
Onehunga / Penrose	\$379,000	82	\$360,250	36	\$355,500	76	\$355,750	42	\$368,000	57	\$360,500	50
Islands Of Gulf	\$585,000	13	\$412,000	7	\$665,000	15	\$585,000	15	\$512,500	20	\$385,000	11
<i>Auckland City</i>	<i>\$480,000</i>	<i>641</i>	<i>\$450,000</i>	<i>469</i>	<i>\$516,500</i>	<i>813</i>	<i>\$525,000</i>	<i>602</i>	<i>\$480,000</i>	<i>641</i>	<i>\$540,000</i>	<i>663</i>
Eastern Beaches	\$573,000	185	\$475,000	147	\$553,000	237	\$540,000	154	\$568,588	173	\$561,250	183
Manukau Rural	\$765,000	1		0	\$460,000	1	\$850,000	1	\$370,000	1	\$765,000	1
Papatoetoe Area	\$359,000	129	\$307,500	78	\$350,000	141	\$310,000	117	\$365,000	101	\$345,000	97



# R059 Reinz Property Market Report

For Period Sep 2011

	Sep 2007		Sep 2008		Sep 2009		Sep 2010		Aug 2011		Sep 2011	
	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold
Manurewa Area	\$342,000	119	\$327,000	73	\$298,000	104	\$315,000	90	\$342,000	75	\$326,000	82
<i>Manukau City</i>	<i>\$430,000</i>	<i>434</i>	<i>\$397,000</i>	<i>298</i>	<i>\$450,500</i>	<i>483</i>	<i>\$420,000</i>	<i>362</i>	<i>\$454,500</i>	<i>350</i>	<i>\$470,000</i>	<i>363</i>
Papakura Area	\$363,500	67	\$293,500	47	\$321,000	82	\$350,000	55	\$327,000	57	\$305,000	51
<i>Papakura District</i>	<i>\$363,500</i>	<i>67</i>	<i>\$293,500</i>	<i>47</i>	<i>\$321,000</i>	<i>82</i>	<i>\$350,000</i>	<i>55</i>	<i>\$327,000</i>	<i>57</i>	<i>\$305,000</i>	<i>51</i>
<u>Metropolitan Auckland</u>	<u>\$445,000</u>	<u>1,747</u>	<u>\$425,000</u>	<u>1,244</u>	<u>\$462,500</u>	<u>2,115</u>	<u>\$455,000</u>	<u>1,521</u>	<u>\$460,000</u>	<u>1,681</u>	<u>\$485,000</u>	<u>1,678</u>
Rodney North	\$415,000	37	\$402,500	36	\$450,000	54	\$429,000	36	\$391,500	38	\$430,000	54
Hibiscus Coast	\$510,000	61	\$475,000	61	\$450,000	64	\$467,250	54	\$459,500	70	\$497,000	72
<i>Rodney District</i>	<i>\$490,750</i>	<i>98</i>	<i>\$440,000</i>	<i>97</i>	<i>\$450,000</i>	<i>118</i>	<i>\$447,500</i>	<i>90</i>	<i>\$437,500</i>	<i>108</i>	<i>\$471,000</i>	<i>126</i>
Franklin County	\$385,000	67	\$365,000	52	\$375,500	66	\$363,500	44	\$374,500	76	\$367,500	74
<i>Franklin District</i>	<i>\$385,000</i>	<i>67</i>	<i>\$365,000</i>	<i>52</i>	<i>\$375,500</i>	<i>66</i>	<i>\$363,500</i>	<i>44</i>	<i>\$374,500</i>	<i>76</i>	<i>\$367,500</i>	<i>74</i>
Thames / Coromandel	\$405,000	44	\$349,000	32	\$355,000	56	\$315,000	35	\$315,000	29	\$360,000	44
<i>Thames/Coromandel</i>	<i>\$405,000</i>	<i>44</i>	<i>\$349,000</i>	<i>32</i>	<i>\$355,000</i>	<i>56</i>	<i>\$315,000</i>	<i>35</i>	<i>\$315,000</i>	<i>29</i>	<i>\$360,000</i>	<i>44</i>
<u>Outer Auckland</u>	<u>\$429,500</u>	<u>209</u>	<u>\$405,000</u>	<u>181</u>	<u>\$405,250</u>	<u>240</u>	<u>\$400,000</u>	<u>169</u>	<u>\$400,000</u>	<u>213</u>	<u>\$419,500</u>	<u>244</u>
<b><u>Auckland</u></b>	<b><u>\$441,500</u></b>	<b><u>1,956</u></b>	<b><u>\$420,000</u></b>	<b><u>1,425</u></b>	<b><u>\$455,000</u></b>	<b><u>2,355</u></b>	<b><u>\$450,000</u></b>	<b><u>1,690</u></b>	<b><u>\$453,000</u></b>	<b><u>1,894</u></b>	<b><u>\$475,000</u></b>	<b><u>1,922</u></b>

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## Waikato/BOP Medians and Numbers Sold

	Sep 2007		Sep 2008		Sep 2009		Sep 2010		Aug 2011		Sep 2011	
	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold
Waikato Country	\$249,950	198	\$253,500	108	\$250,000	178	\$273,500	78	\$262,500	140	\$259,500	134
Hamilton City	\$365,000	200	\$330,000	168	\$319,000	247	\$344,500	150	\$332,550	187	\$337,000	163
Western BOP Country	\$370,000	53	\$344,000	37	\$385,000	53	\$359,000	55	\$354,250	56	\$300,000	58
Mount Maunganui/Papamoa	\$405,000	73	\$412,500	56	\$378,000	81	\$377,000	54	\$387,500	80	\$390,000	53
Tauranga	\$358,000	96	\$334,350	100	\$354,000	130	\$328,000	77	\$356,500	110	\$318,250	106
Rotorua	\$262,350	84	\$257,500	60	\$269,000	77	\$231,500	66	\$201,000	66	\$252,500	64
Taupo	\$362,500	48	\$419,000	26	\$315,000	45	\$298,000	27	\$342,000	31	\$317,000	46
King Country	\$171,000	14	\$175,000	9	\$210,000	13	\$92,500	9	\$85,000	5	\$158,000	11
Gisborne City	\$249,250	50	\$215,000	37	\$257,500	42	\$210,000	26	\$230,000	34	\$225,000	23
Gisborne Country	\$102,500	4	\$280,000	3	\$160,000	1	\$380,000	2	\$385,000	1	\$197,500	6
Eastern BOP Country	\$208,500	46	\$270,000	28	\$277,650	31	\$246,000	26	\$245,000	32	\$292,500	30
<b><u>Waikato/BOP</u></b>	<b><u>\$322,750</u></b>	<b><u>866</u></b>	<b><u>\$314,350</u></b>	<b><u>632</u></b>	<b><u>\$315,000</u></b>	<b><u>898</u></b>	<b><u>\$314,324</u></b>	<b><u>570</u></b>	<b><u>\$319,500</u></b>	<b><u>742</u></b>	<b><u>\$300,000</u></b>	<b><u>694</u></b>

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## Hawkes Bay Medians and Numbers Sold

	Sep 2007		Sep 2008		Sep 2009		Sep 2010		Aug 2011		Sep 2011	
	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold
Napier City	\$306,000	63	\$282,500	42	\$280,500	110	\$298,750	76	\$278,250	78	\$307,000	66
Hastings City	\$283,250	76	\$255,500	68	\$268,000	86	\$262,000	63	\$247,000	74	\$247,000	79
Hawkes Bay Country	\$400,000	15	\$360,000	18	\$260,000	13	\$240,000	6	\$253,500	10	\$255,000	7
Waipawa Area	\$245,000	5	\$232,250	2	\$170,000	5	\$164,850	2	\$159,000	1	\$289,500	2
Waipukurau Area	\$169,500	6	\$166,500	5	\$181,200	13	\$220,000	5	\$179,000	5	\$145,000	5
Dannevirke Borough	\$136,500	16	\$160,000	9	\$142,500	8	\$146,000	7	\$85,000	7	\$175,000	11
<b><u>Hawkes Bay</u></b>	<b><u>\$285,000</u></b>	<b><u>181</u></b>	<b><u>\$271,742</u></b>	<b><u>144</u></b>	<b><u>\$265,000</u></b>	<b><u>235</u></b>	<b><u>\$265,000</u></b>	<b><u>159</u></b>	<b><u>\$250,000</u></b>	<b><u>175</u></b>	<b><u>\$270,750</u></b>	<b><u>170</u></b>

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## Manawatu/Wanganui Medians and Numbers Sold

	Sep 2007		Sep 2008		Sep 2009		Sep 2010		Aug 2011		Sep 2011	
	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold
Palmerston North City	\$285,000	143	\$282,000	92	\$290,000	110	\$260,000	87	\$265,500	96	\$257,500	116
Feilding	\$275,000	27	\$255,000	31	\$224,000	30	\$224,000	24	\$221,000	20	\$209,000	18
Levin	\$213,500	34	\$180,000	15	\$190,000	45	\$185,000	21	\$179,250	18	\$181,850	32
Pahiatua	\$138,000	5	\$133,500	8	\$249,000	2	\$113,000	3	\$185,000	5	\$125,000	5
Manawatu Country	\$198,000	30	\$202,500	24	\$245,000	21	\$170,000	21	\$172,000	18	\$202,500	20
<i>Manawatu</i>	<i>\$265,000</i>	<i>239</i>	<i>\$245,000</i>	<i>170</i>	<i>\$240,000</i>	<i>208</i>	<i>\$225,500</i>	<i>156</i>	<i>\$230,000</i>	<i>157</i>	<i>\$230,000</i>	<i>191</i>
<u>Manawatu Region</u>	<u>\$265,000</u>	<u>239</u>	<u>\$245,000</u>	<u>170</u>	<u>\$240,000</u>	<u>208</u>	<u>\$225,500</u>	<u>156</u>	<u>\$230,000</u>	<u>157</u>	<u>\$230,000</u>	<u>191</u>
Waverley	\$110,000	1		0		0	\$134,500	2	\$65,250	2	\$110,000	1
Wanganui City	\$169,000	47	\$172,500	43	\$190,000	57	\$180,000	45	\$162,000	49	\$192,500	48
Raetihi/Ohakune/Taihape	\$138,000	8	\$110,000	7	\$173,000	5	\$169,500	8	\$145,000	5	\$120,000	4
Rangitikei	\$162,500	14	\$160,000	9	\$134,000	12	\$163,000	7	\$139,250	10	\$187,000	9
Wanganui Country		0	\$405,000	5	\$467,500	4	\$420,000	4	\$390,000	2		0
<i>Wanganui</i>	<i>\$167,500</i>	<i>70</i>	<i>\$171,250</i>	<i>64</i>	<i>\$185,000</i>	<i>78</i>	<i>\$178,000</i>	<i>66</i>	<i>\$149,250</i>	<i>68</i>	<i>\$183,000</i>	<i>62</i>
<u>Wanganui Region</u>	<u>\$167,500</u>	<u>70</u>	<u>\$171,250</u>	<u>64</u>	<u>\$185,000</u>	<u>78</u>	<u>\$178,000</u>	<u>66</u>	<u>\$149,250</u>	<u>68</u>	<u>\$183,000</u>	<u>62</u>
<b><u>Manawatu/Wanganui</u></b>	<b><u>\$240,000</u></b>	<b><u>309</u></b>	<b><u>\$225,000</u></b>	<b><u>234</u></b>	<b><u>\$225,250</u></b>	<b><u>286</u></b>	<b><u>\$216,500</u></b>	<b><u>222</u></b>	<b><u>\$220,000</u></b>	<b><u>225</u></b>	<b><u>\$220,000</u></b>	<b><u>253</u></b>

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

## Taranaki Medians and Numbers Sold

	Sep 2007		Sep 2008		Sep 2009		Sep 2010		Aug 2011		Sep 2011	
	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold
Taranaki Country	\$194,000	19	\$226,500	20	\$230,000	29	\$199,000	15	\$222,500	20	\$157,000	19
Waitara	\$205,000	7	\$211,250	10	\$194,100	14	\$215,000	6	\$288,000	11	\$163,500	9
New Plymouth City	\$350,000	68	\$281,000	81	\$322,000	87	\$300,000	62	\$295,000	56	\$290,000	51
Bell Block	\$289,000	13	\$335,000	7	\$295,000	19	\$280,000	11	\$332,500	10	\$384,000	10
Stratford	\$225,000	12	\$161,000	10	\$225,000	7	\$190,000	17	\$221,000	17	\$205,000	9
Hawera	\$199,000	22	\$205,000	30	\$225,000	27	\$255,000	21	\$191,500	12	\$188,500	18
<b><u>Taranaki</u></b>	<b><u>\$265,000</u></b>	<b><u>141</u></b>	<b><u>\$256,583</u></b>	<b><u>158</u></b>	<b><u>\$283,000</u></b>	<b><u>183</u></b>	<b><u>\$269,500</u></b>	<b><u>132</u></b>	<b><u>\$269,750</u></b>	<b><u>126</u></b>	<b><u>\$261,528</u></b>	<b><u>116</u></b>

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

## Wellington Medians and Numbers Sold

	Sep 2007		Sep 2008		Sep 2009		Sep 2010		Aug 2011		Sep 2011	
	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold
Wairarapa	\$247,500	62	\$225,000	31	\$232,500	62	\$270,000	47	\$230,000	51	\$220,000	46
Upper Hutt	\$368,000	59	\$285,000	47	\$336,000	80	\$361,000	44	\$319,000	74	\$320,000	49
Hutt Valley	\$335,000	135	\$316,700	97	\$325,000	125	\$376,000	89	\$301,750	107	\$341,500	114
Otaki / Paekakariki	\$330,500	89	\$295,000	83	\$330,250	118	\$345,000	65	\$331,250	81	\$339,000	74
Pukerua Bay / Tawa	\$387,250	70	\$359,000	54	\$408,750	70	\$390,000	69	\$407,500	76	\$399,249	56
Northern Wellington	\$467,500	68	\$425,000	39	\$458,000	67	\$445,000	51	\$450,000	59	\$462,000	61
Western Wellington	\$547,750	34	\$555,000	18	\$525,400	53	\$509,000	31	\$517,500	26	\$487,000	35
Southern Wellington	\$517,250	32	\$457,750	36	\$490,000	41	\$500,250	34	\$453,750	30	\$507,500	25
Eastern Wellington	\$537,550	44	\$473,000	43	\$547,500	42	\$475,000	27	\$501,111	33	\$475,000	18
Central Wellington	\$389,000	59	\$390,000	43	\$461,000	43	\$495,000	35	\$425,000	32	\$502,500	38
<b><u>Wellington</u></b>	<b><u>\$380,000</u></b>	<b><u>652</u></b>	<b><u>\$350,000</u></b>	<b><u>491</u></b>	<b><u>\$378,168</u></b>	<b><u>701</u></b>	<b><u>\$398,500</u></b>	<b><u>492</u></b>	<b><u>\$365,000</u></b>	<b><u>569</u></b>	<b><u>\$380,000</u></b>	<b><u>516</u></b>

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

## Nelson/Marlborough Medians and Numbers Sold

	Sep 2007		Sep 2008		Sep 2009		Sep 2010		Aug 2011		Sep 2011	
	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold
Nelson City Zone	\$330,000	86	\$333,500	76	\$345,000	83	\$331,000	71	\$314,000	85	\$335,000	73
Richmond	\$380,500	22	\$342,500	28	\$349,000	29	\$417,000	21	\$332,500	24	\$388,500	26
Motueka	\$320,000	25	\$275,000	13	\$263,500	20	\$267,250	16	\$342,500	16	\$263,000	26
Takaka	\$517,500	4	\$375,000	6	\$318,000	4	\$301,000	5	\$280,000	1	\$300,000	3
Nelson Country	\$329,000	9	\$332,000	11	\$407,000	12	\$410,000	11	\$369,000	12	\$427,500	14
<i>Nelson Council = Nelson City Zone PLUS Nelson Country, Richmond, Takaka &amp; Motueka Zones</i>	<i>\$332,500</i>	<i>146</i>	<i>\$333,500</i>	<i>134</i>	<i>\$345,000</i>	<i>148</i>	<i>\$338,000</i>	<i>124</i>	<i>\$325,500</i>	<i>138</i>	<i>\$344,000</i>	<i>142</i>
Marlborough Sounds	\$470,000	5		0	\$660,000	6	\$460,000	1		0		0
Marlborough/Kaikoura	\$320,000	79	\$300,000	85	\$315,000	70	\$305,000	47	\$290,000	49	\$305,000	63
<i>Marlborough</i>	<i>\$325,250</i>	<i>84</i>	<i>\$300,000</i>	<i>85</i>	<i>\$319,000</i>	<i>76</i>	<i>\$312,500</i>	<i>48</i>	<i>\$290,000</i>	<i>49</i>	<i>\$305,000</i>	<i>63</i>
<b><u>Nelson/Marlborough</u></b>	<b><u>\$330,250</u></b>	<b><u>230</u></b>	<b><u>\$320,000</u></b>	<b><u>219</u></b>	<b><u>\$337,125</u></b>	<b><u>224</u></b>	<b><u>\$330,000</u></b>	<b><u>172</u></b>	<b><u>\$320,000</u></b>	<b><u>187</u></b>	<b><u>\$326,000</u></b>	<b><u>205</u></b>

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

## Canterbury/Westland Medians and Numbers Sold

	Sep 2007		Sep 2008		Sep 2009		Sep 2010		Aug 2011		Sep 2011	
	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold
Central (Inside,4 Avenues)	\$290,250	18	\$310,000	10	\$351,500	25	\$265,000	10	\$597,500	2	\$298,500	4
Nth East(Avnda/Avsi/Bur/Park)	\$391,000	53	\$328,500	44	\$330,000	59	\$377,000	16	\$404,000	23	\$419,000	14
East(Aran/Bxly/Brom/Linwd)	\$246,000	38	\$226,000	32	\$227,000	39	\$224,500	16	\$223,500	8	\$215,000	19
Sth East(Hthct/Opawa/Wlstn)	\$314,764	26	\$250,000	13	\$255,000	21	\$264,500	8	\$245,013	15	\$246,000	16
Sth Inner (Sydhm/Wlthm)	\$233,000	17	\$225,000	7	\$254,000	20	\$207,000	5	\$207,000	7	\$238,000	7
Sth Outer (Beck/Bow/Casfl/Stma)	\$378,000	28	\$345,000	7	\$320,000	27	\$322,000	7	\$386,000	13	\$362,500	19
S/W Inner(Addtn/Smfld/Sprey)	\$295,000	40	\$260,500	26	\$315,000	23	\$287,500	8	\$274,000	30	\$280,000	25
S/W Outer(Hlswl/Himtn/Hnhy)	\$389,000	33	\$322,500	28	\$345,000	51	\$332,250	14	\$337,800	37	\$360,000	39
West Inner(Riccn/Upper Riccn)	\$325,000	23	\$326,250	8	\$355,000	29	\$274,000	11	\$255,000	17	\$350,000	19
West Outer (Heih/Hby/Sckbn/Tem)	\$286,750	34	\$291,000	30	\$271,500	38	\$285,000	13	\$285,000	35	\$293,000	36
N/W Inner(Fendn/Ilam/Meriv)	\$460,000	31	\$547,500	35	\$545,000	47	\$500,000	28	\$437,500	47	\$525,000	37
Avonhead	\$380,000	27	\$350,000	27	\$404,000	26	\$373,000	6	\$380,000	25	\$400,000	27
N/W Outer(Brynd/Burns)	\$340,000	33	\$314,000	23	\$330,000	33	\$324,750	10	\$384,000	27	\$385,000	19
Nth Inner(Dal/Rich/Shly/Stalb)	\$320,000	73	\$275,250	48	\$327,500	58	\$312,000	27	\$357,999	45	\$300,000	44
Nth Outer(Bfst/Bish/Pap/Redwd)	\$305,000	41	\$335,750	46	\$342,000	57	\$350,000	29	\$377,500	50	\$355,000	70
Seaside Sth(Rdcfs/Sumfl)	\$593,000	13	\$385,000	12	\$706,500	6	\$530,000	4	\$360,000	7	\$385,000	3
Seaside Nth (Nb/Nthbeach/Sthnb)	\$290,000	38	\$269,000	24	\$290,000	35	\$243,000	11	\$366,250	18	\$303,750	26
All Hill(Cash/Clh/Mtp/Scar/Wm)	\$570,000	19	\$422,500	10	\$445,000	17	\$515,000	9	\$485,000	9	\$538,250	12
Harbourside(All Lytn&Harbour)	\$367,500	10	\$387,500	6	\$335,000	7	\$360,000	5	\$415,500	3	\$470,000	3
<i>Christchurch City</i>	<i>\$335,000</i>	<i>595</i>	<i>\$312,250</i>	<i>436</i>	<i>\$331,000</i>	<i>618</i>	<i>\$338,000</i>	<i>237</i>	<i>\$356,250</i>	<i>418</i>	<i>\$348,000</i>	<i>439</i>
Banks Pen(East Of Motukarara)	\$500,000	3	\$400,000	1	\$415,000	2		0		0	\$675,000	3
Kaiapoi	\$312,500	22	\$311,000	9	\$274,500	22	\$368,000	7	\$340,000	15	\$310,000	37
Rangiora	\$273,000	23	\$296,750	32	\$324,900	38	\$317,000	19	\$335,000	49	\$335,000	57
Nth Cant(All Nth&W Ofnthwaimk)	\$305,000	23	\$233,000	15	\$270,000	29	\$341,000	4	\$380,000	35	\$317,500	31



# R059 Reinz Property Market Report

For Period Sep 2011

	Sep 2007		Sep 2008		Sep 2009		Sep 2010		Aug 2011		Sep 2011	
	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold
Cant Ctry(Alloth W&S To Midcan)	\$392,500	34	\$375,000	38	\$390,000	49	\$415,000	20	\$415,875	52	\$359,000	38
Mid Cant(Rakaia/R-Rangitata R)	\$283,750	44	\$251,800	45	\$237,000	41	\$248,000	25	\$241,000	52	\$268,000	35
Timaru	\$216,500	38	\$252,500	40	\$218,500	56	\$200,000	35	\$225,000	45	\$233,750	40
Sth Cant(Below Rangitata Riv)	\$207,500	24	\$181,000	31	\$196,000	29	\$222,500	12	\$228,750	32	\$255,000	40
West Coast	\$170,000	30	\$175,000	30	\$185,000	37	\$193,000	37	\$184,000	45	\$200,000	49
<i>Other Canterbury/Westland</i>	<i>\$269,000</i>	<i>241</i>	<i>\$255,000</i>	<i>241</i>	<i>\$255,000</i>	<i>303</i>	<i>\$250,000</i>	<i>159</i>	<i>\$290,000</i>	<i>325</i>	<i>\$280,000</i>	<i>330</i>
<i>Outer Canterbury</i>	<i>\$269,000</i>	<i>241</i>	<i>\$255,000</i>	<i>241</i>	<i>\$255,000</i>	<i>303</i>	<i>\$250,000</i>	<i>159</i>	<i>\$290,000</i>	<i>325</i>	<i>\$280,000</i>	<i>330</i>
<b><u>Canterbury/Westland</u></b>	<b><u>\$315,000</u></b>	<b><u>836</u></b>	<b><u>\$290,000</u></b>	<b><u>677</u></b>	<b><u>\$311,500</u></b>	<b><u>921</u></b>	<b><u>\$297,500</u></b>	<b><u>396</u></b>	<b><u>\$325,000</u></b>	<b><u>743</u></b>	<b><u>\$311,500</u></b>	<b><u>769</u></b>

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

## Central Otago Lakes Medians and Numbers Sold

	Sep 2007		Sep 2008		Sep 2009		Sep 2010		Aug 2011		Sep 2011	
	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold
Central	\$408,000	53	\$395,000	29	\$305,000	53	\$405,000	31	\$350,000	39	\$325,000	44
Queenstown	\$584,000	57	\$520,000	41	\$462,000	50	\$482,500	46	\$495,000	44	\$539,000	37
<b><u>Central Otago Lakes</u></b>	<b><u>\$477,500</u></b>	<b><u>110</u></b>	<b><u>\$480,000</u></b>	<b><u>70</u></b>	<b><u>\$405,000</u></b>	<b><u>103</u></b>	<b><u>\$465,000</u></b>	<b><u>77</u></b>	<b><u>\$435,000</u></b>	<b><u>83</u></b>	<b><u>\$385,000</u></b>	<b><u>81</u></b>

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## Otago Medians and Numbers Sold

	Sep 2007		Sep 2008		Sep 2009		Sep 2010		Aug 2011		Sep 2011	
	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold
North Otago	\$178,000	32	\$200,000	24	\$181,000	43	\$186,000	27	\$206,750	32	\$189,500	34
Dunedin City	\$260,000	194	\$230,000	190	\$270,000	215	\$242,000	147	\$260,000	159	\$244,000	181
South Otago	\$150,000	31	\$125,150	14	\$167,500	16	\$125,000	13	\$180,000	14	\$156,000	22
East Otago	\$247,000	6	\$164,000	4	\$270,000	1	\$237,500	4	\$226,000	7	\$204,250	2
<b><u>Otago</u></b>	<b><u>\$236,000</u></b>	<b><u>263</u></b>	<b><u>\$221,500</u></b>	<b><u>232</u></b>	<b><u>\$237,000</u></b>	<b><u>275</u></b>	<b><u>\$230,000</u></b>	<b><u>191</u></b>	<b><u>\$241,250</u></b>	<b><u>212</u></b>	<b><u>\$230,000</u></b>	<b><u>239</u></b>

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

## Southland Medians and Numbers Sold

	Sep 2007		Sep 2008		Sep 2009		Sep 2010		Aug 2011		Sep 2011	
	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold
Invercargill	\$201,500	139	\$200,000	85	\$195,000	105	\$189,000	106	\$207,000	92	\$175,125	94
Bluff	\$167,500	12	\$73,500	2	\$145,000	5	\$235,000	4	\$35,000	1	\$91,500	1
Gore	\$148,500	26	\$150,000	15	\$159,000	17	\$120,000	15	\$136,000	15	\$160,000	19
Riverton	\$205,000	5	\$240,000	5	\$165,000	3	\$260,000	3	\$200,000	12	\$107,500	3
Winton	\$210,000	16	\$160,000	3	\$173,000	10	\$165,000	7	\$196,000	6	\$165,000	7
Te Anau	\$345,000	5	\$360,000	3	\$240,000	4	\$309,000	6		0	\$300,000	3
<b><u>Southland</u></b>	<b><u>\$195,000</u></b>	<b><u>203</u></b>	<b><u>\$187,000</u></b>	<b><u>113</u></b>	<b><u>\$189,500</u></b>	<b><u>144</u></b>	<b><u>\$185,000</u></b>	<b><u>141</u></b>	<b><u>\$198,000</u></b>	<b><u>126</u></b>	<b><u>\$171,000</u></b>	<b><u>127</u></b>

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

## National Sales Distribution

Price Band	Sep 2009	Sep 2010	Aug 2011	Sep 2011
Under \$400,000	3897	2582	3130	3158
\$400,000 - \$599,999	1597	1080	1310	1276
\$600,000 - \$999,999	754	505	625	617
\$1 million and over	216	156	127	184
<b>Total</b>	<b>6464</b>	<b>4323</b>	<b>5192</b>	<b>5235</b>