

Rural Market Report



Period May 2015 3 Months

The Real Estate Institute of New Zealand

Subject to the REINZ Authorised User Agreement

08 June 2015, 17:27:31

Number of Sales - All Sales by Type for New Zealand

Rural Property Type	May 2013	May 2014	Apr 2015	May 2015
Arable	19	34	31	38
Dairy	90	95	97	87
Finishing	106	122	77	77
Forestry	9	14	10	10
Grazing	235	228	192	215
Horticulture	36	55	73	70
Sth Is HC Merino	0	0	1	1
Special	17	16	4	4
Total All Farms	512	564	485	502
Lifestyle Blocks	1844	1757	1940	2063

Number of Sales - Farms by Type

District	Arable	Dairy	Finishing	Forestry	Grazing	Horticulture	Sth	Special	All Farms	Lifestyle
Northland	1	9	7	1	29	5	0	0	52	
Auckland	6	6	13	1	20	13	1	0	60	
Waikato	5	19	9	0	28	2	0	2	65	
Bay of Plenty	0	9	5	0	12	38	0	0	64	
Gisborne	0	0	2	1	4	1	0	0	8	
Hawkes Bay	0	0	6	1	7	3	0	0	17	
Taranaki	1	8	0	0	15	0	0	0	24	
Manawatu/Wanganui	4	6	13	1	18	0	0	0	42	
Wellington	2	2	1	2	7	0	0	0	14	
Nelson	2	1	2	1	12	6	0	0	24	
West Coast	1	4	0	1	3	0	0	0	9	
Canterbury	9	7	8	1	18	1	0	1	45	
Otago	4	7	3	0	21	1	0	1	37	
Southland	3	9	8	0	21	0	0	0	41	
New Zealand	38	87	77	10	215	70	1	4	502	

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08 June 2015, 17:27:31

Number of Sales, Farms - 3 year comparison

District	May 2013	May 2014	Apr 2015	May 2015
Northland	42	59	49	52
Auckland	49	48	50	60
Waikato	78	75	65	65
Bay of Plenty	30	54	61	64
Gisborne	8	4	8	8
Hawkes Bay	24	17	20	17
Taranaki	31	29	31	24
Manawatu/Wanganui	46	51	39	42
Wellington	15	15	16	14
Nelson	16	21	27	24
West Coast	10	11	10	9
Canterbury	62	65	40	45
Otago	50	57	39	37
Southland	51	58	30	41
New Zealand Total	512	564	485	502

Number of Sales, Lifestyle - 3 year comparison

District	May 2013	May 2014	Apr 2015	May 2015
Northland	149	163	206	225
Auckland	448	430	522	573
Waikato	249	221	233	245
Bay of Plenty	109	114	143	167
Gisborne	19	23	21	17
Hawkes Bay	77	61	62	72
Taranaki	45	58	38	39
Manawatu/Wanganui	127	128	132	141
Wellington	93	75	90	92
Nelson	83	69	78	80
West Coast	22	22	26	19
Canterbury	294	229	240	230
Otago	76	111	100	101
Southland	53	53	48	61
New Zealand Total	1844	1757	1939	2062

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08 June 2015, 17:27:31

Median Farm Size ha.- All Farm Sales by Type for New Zealand

Rural Property Type	May 2013	May 2014	Apr 2015	May 2015
Arable	22	23	20	28
Dairy	124	121	108	110
Finishing	68	58	52	46
Forestry	35	78	45	55
Grazing	59	66	56	57
Horticulture	6	7	5	5
Sth Is HC Merino	0	0	2	2
Special	37	16	35	57
Total All Farms	70	63	54	54

Median Farm Size ha. - Farms by Type

District	Arable	Dairy	Finishing	Forestry	Grazing	Horticulture	Sth	Special	All Farms
Northland	73	112	84	20	43	7	0	0	61
Auckland	4	129	33	202	39	4	2	0	27
Waikato	20	64	38	0	56	13	0	89	55
Bay of Plenty	0	83	24	0	33	5	0	0	11
Gisborne	0	0	401	2007	559	16	0	0	417
Hawkes Bay	0	0	99	24	123	4	0	0	80
Taranaki	34	103	0	0	56	0	0	0	63
Manawatu/Wanganui	18	75	105	59	141	0	0	0	81
Wellington	153	241	415	41	100	0	0	0	115
Nelson	354	323	64	37	154	14	0	0	64
West Coast	10	227	0	180	43	0	0	0	88
Canterbury	71	161	24	754	74	148	0	3	73
Otago	19	170	41	0	72	11	0	80	80
Southland	18	152	80	0	57	0	0	0	81
New Zealand	28	110	46	55	57	5	2	57	54

Rural Market Report



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08 June 2015, 17:27:31

Median Selling Price per Hectare - All Farm Sales by District and Type

District	Rural Property Type	May 2013	May 2014	Apr 2015	May 2015
New Zealand	Arable	30,811	32,535	46,667	46,661
	Dairy	34,850	33,543	38,802	35,281
	Finishing	17,903	22,692	20,966	27,534
	Forestry	4,979	4,929	6,597	3,902
	Grazing	13,443	15,833	16,741	16,638
	Horticulture	128,248	186,250	266,883	247,549
	Sth Is HC Merino	0	0	252,717	252,717
	Special	16,600	73,314	81,949	54,994
	Total All Farms	20,499	25,018	28,668	28,563
Northland	Arable	0	0	2,056	2,056
	Dairy	14,411	16,437	18,014	19,643
	Finishing	8,604	33,232	9,426	19,149
	Forestry	0	5,001	8,250	8,250
	Grazing	8,337	12,188	16,553	13,392
	Horticulture	231,360	144,659	149,634	128,544
	Special	0	75,055	0	0
	Total All Farms	12,185	14,386	17,756	18,097
Auckland	Arable	68,478	179,834	251,865	251,865
	Dairy	29,643	22,679	35,281	30,510
	Finishing	19,965	45,455	43,031	33,450
	Forestry	0	4,701	0	10,714
	Grazing	32,441	27,499	20,711	27,968
	Horticulture	181,034	341,912	715,835	734,597
	Sth Is HC Merino	0	0	252,717	252,717
	Special	90,444	1,673,554	141,911	0
	Total All Farms	34,667	50,173	83,966	77,937
Waikato	Arable	104,228	95,833	70,432	77,821
	Dairy	37,037	50,492	53,842	39,917
	Finishing	19,147	20,842	21,154	23,751
	Forestry	0	0	0	0
	Grazing	23,512	22,045	28,208	31,925
	Horticulture	0	0	124,794	124,794
	Special	83,966	69,402	0	49,551
	Total All Farms	29,993	32,833	42,821	37,879
Bay of Plenty	Arable	33,438	19,101	0	0
	Dairy	40,541	47,089	31,303	33,142
	Finishing	35,484	33,636	28,579	28,617

Rural Market Report



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08 June 2015, 17:27:31

District	Rural Property Type	May 2013	May 2014	Apr 2015	May 2015
	Forestry	13,246	3,170	0	0
	Grazing	25,881	20,033	23,908	23,876
	Horticulture	148,808	190,081	270,842	261,002
	Special	0	0	0	0
	Total All Farms	40,489	64,494	154,015	150,326
Gisborne	Arable	64,300	0	0	0
	Dairy	0	0	0	0
	Finishing	0	0	13,723	13,723
	Forestry	0	0	6,776	6,776
	Grazing	4,501	5,829	6,401	6,401
	Horticulture	128,323	166,250	54,921	54,921
	Special	5,579	0	0	0
	Total All Farms	59,991	7,210	7,733	7,733
Hawkes Bay	Arable	14,625	13,442	0	0
	Dairy	0	0	0	0
	Finishing	11,229	12,461	12,510	17,058
	Forestry	2,955	6,004	1,439	1,439
	Grazing	8,152	7,984	11,428	11,746
	Horticulture	63,333	111,766	136,153	90,686
	Special	28,538	0	0	0
	Total All Farms	9,950	12,461	17,058	14,179
Taranaki	Arable	0	0	46,212	46,212
	Dairy	21,227	34,450	56,269	58,049
	Finishing	74,684	0	6,122	0
	Forestry	0	0	0	0
	Grazing	27,871	41,464	23,547	31,564
	Horticulture	0	233,083	0	0
	Special	0	177,496	0	0
	Total All Farms	27,871	41,464	39,024	42,617
Manawatu/Wanganui	Arable	25,259	18,517	64,599	43,002
	Dairy	25,622	33,149	30,725	30,725
	Finishing	12,588	14,447	17,913	17,672
	Forestry	20,000	1,791	1,279	1,279
	Grazing	8,213	12,599	8,160	7,749
	Horticulture	0	53,095	0	0
	Special	11,243	0	0	0
	Total All Farms	10,655	17,150	17,931	15,872
Wellington	Arable	17,176	29,841	25,698	25,899
	Dairy	21,798	0	35,364	35,364

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08 June 2015, 17:27:31

District	Rural Property Type	May 2013	May 2014	Apr 2015	May 2015
	Finishing	20,293	27,957	16,363	30,503
	Forestry	4,867	4,857	14,443	6,077
	Grazing	14,393	10,093	10,051	9,072
	Horticulture	0	0	0	0
	Special	0	815,000	0	0
	Total All Farms	15,342	13,514	14,347	13,295
Nelson	Arable	0	13,393	6,189	62,807
	Dairy	23,944	14,691	22,079	12,703
	Finishing	30,373	38,257	27,387	29,971
	Forestry	0	2,862	3,664	3,664
	Grazing	15,190	8,397	10,618	8,178
	Horticulture	79,000	102,965	154,416	162,151
	Special	0	85,823	0	0
	Total All Farms	26,562	14,691	12,703	12,045
West Coast	Arable	0	0	6,557	6,557
	Dairy	20,530	20,370	33,732	23,365
	Finishing	22,500	6,140	0	0
	Forestry	0	0	5,278	4,139
	Grazing	10,831	10,000	7,702	10,525
	Horticulture	0	0	0	0
	Special	0	0	0	0
	Total All Farms	11,793	13,379	8,513	10,525
Canterbury	Arable	29,500	47,215	44,824	46,656
	Dairy	45,283	49,663	52,224	51,705
	Finishing	32,485	27,148	38,481	52,621
	Forestry	7,813	12,117	12,233	948
	Grazing	12,019	16,298	22,041	20,162
	Horticulture	0	46,838	48,629	42,579
	Special	16,950	27,531	331,814	641,643
	Total All Farms	25,017	28,829	36,693	35,403
Otago	Arable	0	26,455	60,602	31,556
	Dairy	37,482	28,532	39,486	36,607
	Finishing	13,610	17,025	15,403	15,403
	Forestry	0	12,188	0	0
	Grazing	10,284	13,189	13,715	15,651
	Horticulture	108,333	0	315,291	315,291
	Special	14,202	348,399	21,875	21,875
	Total All Farms	13,301	15,952	16,844	17,287
Southland	Arable	3,000	0	30,861	30,861

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District	Rural Property Type	May 2013	May 2014	Apr 2015	May 2015
	Dairy	37,758	36,260	35,906	35,759
	Finishing	17,197	22,418	29,547	28,446
	Forestry	0	0	0	0
	Grazing	15,547	20,198	19,034	24,268
	Horticulture	0	0	0	0
	Special	13,826	0	0	0
	Total All Farms	17,425	26,491	29,173	29,294

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Median Sales, Lifestyle - 3 year comparison

District	May 2013	May 2014	Apr 2015	May 2015
Northland	320,000	350,000	371,500	383,000
Auckland	802,500	902,500	1,000,000	985,000
Waikato	465,000	495,000	474,000	485,000
Bay of Plenty	480,000	537,500	537,000	551,000
Gisborne	465,000	260,000	350,700	348,000
Hawkes Bay	410,000	450,000	472,500	415,000
Taranaki	380,000	457,500	395,000	355,000
Manawatu/Wanganui	275,000	412,500	307,500	330,000
Wellington	460,000	440,000	523,500	505,000
Nelson	565,000	485,000	635,000	635,000
West Coast	192,500	128,000	165,000	125,000
Canterbury	540,000	545,000	607,500	562,500
Otago	511,500	485,500	465,000	445,000
Southland	375,000	386,000	347,500	338,000
New Zealand Total	509,500	527,500	552,500	560,000

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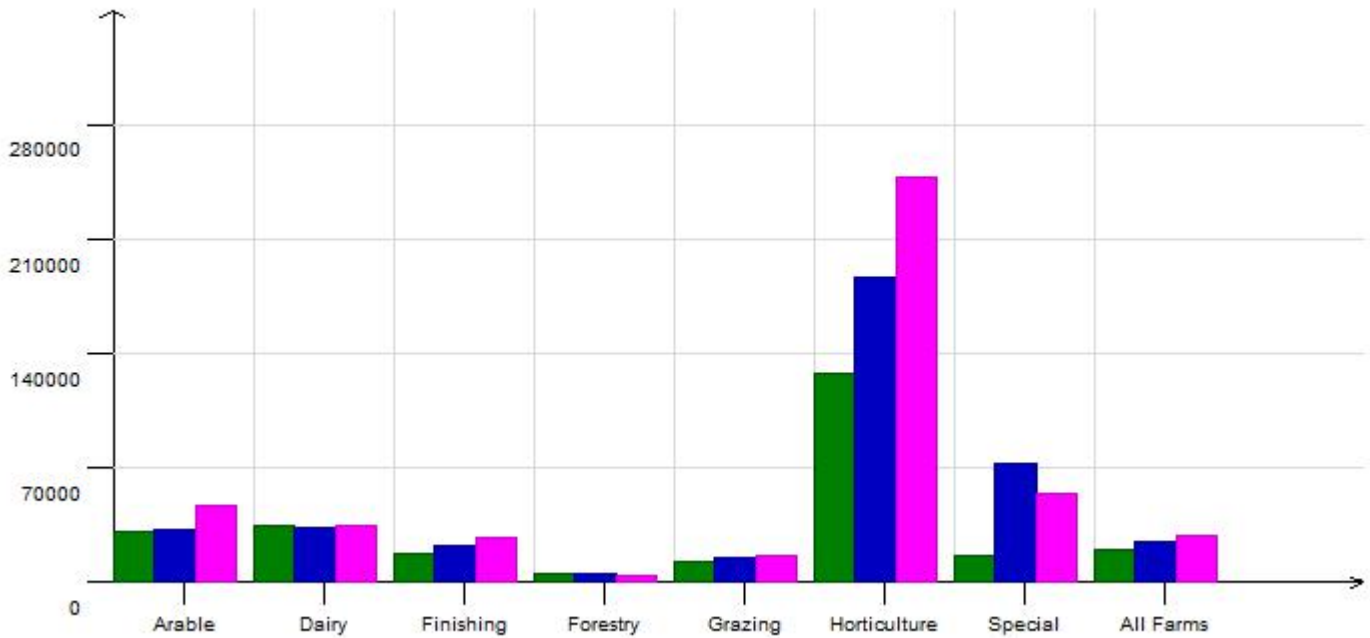


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Farms - Median Price per Hectare 3-Year trend - All New Zealand

May 2013
May 2014
May 2015



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Lifestyle - Median Sale Price 3-Year Trend

May 2013
May 2014
May 2015

