

Rural Market Report



Period Oct 2015 3 Months

The Real Estate Institute of New Zealand
Subject to the REINZ Authorised User Agreement
06 November 2015, 16:56:46

Number of Sales - All Sales by Type for New Zealand

Rural Property Type	Oct 2013	Oct 2014	Sep 2015	Oct 2015
Arable	20	29	34	35
Dairy	37	23	11	18
Finishing	71	45	65	67
Forestry	9	18	10	11
Grazing	157	166	152	153
Horticulture	40	59	58	68
Special	15	6	6	5
Total All Farms	349	346	337	358
Lifestyle Blocks	1606	1539	2075	2123

Number of Sales - Farms by Type

District	Arable	Dairy	Finishing	Forestry	Grazing	Horticulture	Special	All Farms	Lifestyle
Northland	1	1	2	1	21	4	0	30	260
Auckland	6	1	16	0	29	12	0	64	476
Waikato	2	7	3	0	26	0	2	40	357
Bay of Plenty	2	4	1	1	4	24	1	37	181
Gisborne	2	0	0	0	2	5	0	9	20
Hawkes Bay	0	0	12	0	5	7	0	24	79
Taranaki	1	0	2	1	3	0	0	7	44
Manawatu/Wanganui	3	1	7	0	15	0	1	27	160
Wellington	1	0	6	1	6	1	0	15	90
Nelson	2	0	7	0	9	12	0	31	83
West Coast	0	1	0	2	2	0	0	5	15
Canterbury	5	2	4	3	16	2	0	32	204
Otago	9	0	6	1	5	1	1	23	108
Southland	1	1	1	1	10	0	0	14	46
New Zealand	35	18	67	11	153	68	5	358	2123

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Number of Sales, Farms - 3 year comparison

District	Oct 2013	Oct 2014	Sep 2015	Oct 2015
Northland	28	48	38	30
Auckland	35	41	71	64
Waikato	44	47	30	40
Bay of Plenty	34	34	24	37
Gisborne	4	6	4	9
Hawkes Bay	16	11	18	24
Taranaki	17	13	9	7
Manawatu/Wanganui	27	27	26	27
Wellington	12	8	15	15
Nelson	9	23	27	31
West Coast	7	8	4	5
Canterbury	48	41	37	32
Otago	35	14	25	23
Southland	33	25	9	14
New Zealand Total	349	346	337	358

Number of Sales, Lifestyle - 3 year comparison

District	Oct 2013	Oct 2014	Sep 2015	Oct 2015
Northland	171	138	270	260
Auckland	356	371	525	476
Waikato	196	196	317	357
Bay of Plenty	104	117	156	181
Gisborne	16	21	21	20
Hawkes Bay	50	57	70	79
Taranaki	42	38	46	44
Manawatu/Wanganui	102	119	145	160
Wellington	104	72	80	90
Nelson	76	49	74	83
West Coast	12	18	19	15
Canterbury	227	204	202	204
Otago	95	87	106	108
Southland	53	52	44	46
New Zealand Total	1604	1539	2075	2123

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

Rural Property Type	Oct 2013	Oct 2014	Sep 2015	Oct 2015
Arable	24	7	14	14
Dairy	107	97	163	130
Finishing	55	37	36	33
Forestry	54	63	23	26
Grazing	48	55	59	48
Horticulture	6	7	8	8
Special	32	185	310	187
Total All Farms	48	39	35	32

Median Farm Size ha. - Farms by Type

District	Arable	Dairy	Finishing	Forestry	Grazing	Horticulture	Special	All Farms
Northland	2	226	295	2	66	5	0	40
Auckland	4	139	32	0	32	2	0	25
Waikato	41	90	30	0	40	0	37	43
Bay of Plenty	1	125	20	24	27	8	473	10
Gisborne	13	0	0	0	60	15	0	15
Hawkes Bay	0	0	106	0	37	9	0	31
Taranaki	7	0	68	998	45	0	0	45
Manawatu/Wanganui	21	100	26	0	80	0	187	69
Wellington	16	0	42	26	51	4	0	34
Nelson	28	0	27	0	45	11	0	25
West Coast	0	178	0	486	82	0	0	175
Canterbury	148	434	43	8	61	96	0	72
Otago	11	0	299	24	40	4	206	27
Southland	121	549	31	288	129	0	0	141
New Zealand	14	130	33	26	48	8	187	32

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

District	Rural Property Type	Oct 2013	Oct 2014	Sep 2015	Oct 2015
New Zealand	Arable	31,550	68,514	50,285	36,110
	Dairy	32,701	43,299	25,108	31,552
	Finishing	21,331	31,878	25,414	25,333
	Forestry	4,439	7,702	8,893	8,750
	Grazing	18,750	14,290	15,966	19,253
	Horticulture	143,852	179,894	166,552	171,482
	Special	61,798	23,049	15,436	26,020
	Total All Farms	24,590	27,547	26,020	27,579
Northland	Arable	0	82,988	178,571	178,571
	Dairy	15,139	21,231	11,947	11,947
	Finishing	8,750	10,800	9,213	13,759
	Forestry	4,439	5,505	35,853	67,797
	Grazing	13,146	11,861	9,868	9,600
	Horticulture	59,133	206,667	138,724	138,724
	Special	3,503	2,540	0	0
	Total All Farms	14,447	11,868	11,401	11,557
Auckland	Arable	270,988	253,309	307,913	496,822
	Dairy	32,386	0	25,108	25,108
	Finishing	42,147	51,417	30,781	29,144
	Forestry	236,661	6,905	0	0
	Grazing	26,483	44,000	35,489	27,114
	Horticulture	180,732	550,847	289,827	571,355
	Special	711,881	12,934	165,698	0
	Total All Farms	36,275	112,392	76,923	38,708
Waikato	Arable	348,182	68,514	54,375	99,990
	Dairy	40,853	55,047	31,956	32,870
	Finishing	24,797	33,024	24,469	23,489
	Forestry	0	0	0	0
	Grazing	25,500	23,457	23,576	29,078
	Horticulture	82,500	34,052	0	0
	Special	640,621	0	26,020	157,800
	Total All Farms	31,686	42,045	28,667	31,552
Bay of Plenty	Arable	0	456,326	61,180	337,571
	Dairy	31,927	36,825	0	39,127
	Finishing	55,067	65,939	28,176	28,176
	Forestry	2,197	0	0	20,445
	Grazing	22,375	32,889	56,333	37,409

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District	Rural Property Type	Oct 2013	Oct 2014	Sep 2015	Oct 2015
	Horticulture	179,682	205,000	230,203	210,189
	Special	0	0	38,055	38,055
	Total All Farms	88,691	155,278	199,917	139,088
Gisborne	Arable	0	17,883	19,837	30,594
	Dairy	0	0	0	0
	Finishing	15,299	0	0	0
	Forestry	0	22,273	0	0
	Grazing	6,680	6,983	9,501	14,115
	Horticulture	0	30,769	88,963	94,242
	Special	1,261	0	0	0
	Total All Farms	6,680	15,984	50,053	41,350
Hawkes Bay	Arable	20,867	39,051	0	0
	Dairy	0	0	0	0
	Finishing	16,646	20,000	12,762	12,667
	Forestry	0	0	0	0
	Grazing	16,476	12,222	13,256	16,949
	Horticulture	141,636	138,763	107,002	78,257
	Special	0	0	0	0
	Total All Farms	20,258	24,117	17,438	25,236
Taranaki	Arable	40,870	251,479	0	95,870
	Dairy	35,984	0	0	0
	Finishing	151,757	0	12,947	49,988
	Forestry	1,915	0	762	762
	Grazing	33,667	29,513	8,870	8,870
	Horticulture	0	0	0	0
	Special	0	628	0	0
	Total All Farms	33,881	29,513	8,870	12,947
Manawatu/Wanganui	Arable	37,116	21,692	21,745	21,745
	Dairy	0	0	0	23,910
	Finishing	21,935	29,545	23,215	28,958
	Forestry	2,399	3,609	0	0
	Grazing	14,527	14,811	7,040	7,297
	Horticulture	16,629	0	0	0
	Special	80,712	33,164	0	4,279
	Total All Farms	19,695	21,141	12,839	13,120
Wellington	Arable	23,104	50,670	6,260	6,260
	Dairy	0	0	0	0
	Finishing	37,906	14,271	25,333	25,548
	Forestry	14,798	3,949	4,655	4,655

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	Grazing	18,781	47,980	9,308	9,393
	Horticulture	0	116,369	0	295,498
	Special	0	0	2,364	0
	Total All Farms	21,254	47,980	8,595	19,253
Nelson	Arable	0	0	61,788	36,160
	Dairy	0	9,312	0	0
	Finishing	0	68,618	25,414	25,414
	Forestry	0	2,459	0	0
	Grazing	4,909	4,183	7,445	9,522
	Horticulture	105,409	136,588	165,341	165,889
	Special	69,716	0	0	0
	Total All Farms	30,443	85,661	95,769	36,342
West Coast	Arable	0	0	0	0
	Dairy	25,070	25,224	0	7,885
	Finishing	0	28,095	0	0
	Forestry	0	0	0	1,694
	Grazing	15,756	7,534	3,942	4,754
	Horticulture	0	0	0	0
	Special	0	0	0	0
	Total All Farms	17,291	17,353	3,942	2,817
Canterbury	Arable	52,090	37,655	27,872	29,500
	Dairy	46,360	0	37,722	37,722
	Finishing	30,551	41,500	30,705	28,099
	Forestry	30,189	17,474	13,005	15,981
	Grazing	21,330	13,099	24,873	24,193
	Horticulture	38,755	0	30,435	37,398
	Special	28,453	43,825	0	0
	Total All Farms	25,770	20,343	24,873	24,937
Otago	Arable	23,995	0	10,658	13,099
	Dairy	32,295	0	16,748	0
	Finishing	12,561	21,269	11,980	8,894
	Forestry	0	18,021	4,802	8,750
	Grazing	11,975	8,003	10,099	6,420
	Horticulture	37,989	0	39,179	393,798
	Special	66,836	0	4,852	4,852
	Total All Farms	20,249	13,854	10,784	8,750
Southland	Arable	0	0	10,452	9,094
	Dairy	33,001	47,664	0	18,411
	Finishing	18,707	22,252	0	33,544

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District	Rural Property Type	Oct 2013	Oct 2014	Sep 2015	Oct 2015
	Forestry	0	10,665	0	4,858
	Grazing	28,636	10,719	25,140	22,932
	Horticulture	457,746	0	0	0
	Special	16,735	0	0	0
	Total All Farms	26,953	15,476	24,532	19,559

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Median Sales, Lifestyle - 3 year comparison

District	Oct 2013	Oct 2014	Sep 2015	Oct 2015
Northland	350,000	347,500	345,000	347,500
Auckland	800,000	875,000	973,500	1,035,000
Waikato	443,000	489,750	480,000	470,000
Bay of Plenty	466,250	477,500	587,500	585,000
Gisborne	237,500	395,000	317,500	412,500
Hawkes Bay	372,000	471,000	472,500	435,000
Taranaki	450,000	420,000	452,500	290,000
Manawatu/Wanganui	360,000	320,000	331,500	326,000
Wellington	446,500	480,000	470,000	507,500
Nelson	472,500	485,000	517,500	562,500
West Coast	322,500	165,200	95,000	120,000
Canterbury	559,000	565,000	600,000	580,000
Otago	386,000	387,000	431,250	421,000
Southland	390,000	345,000	356,250	390,000
New Zealand Total	489,500	505,000	535,000	525,000

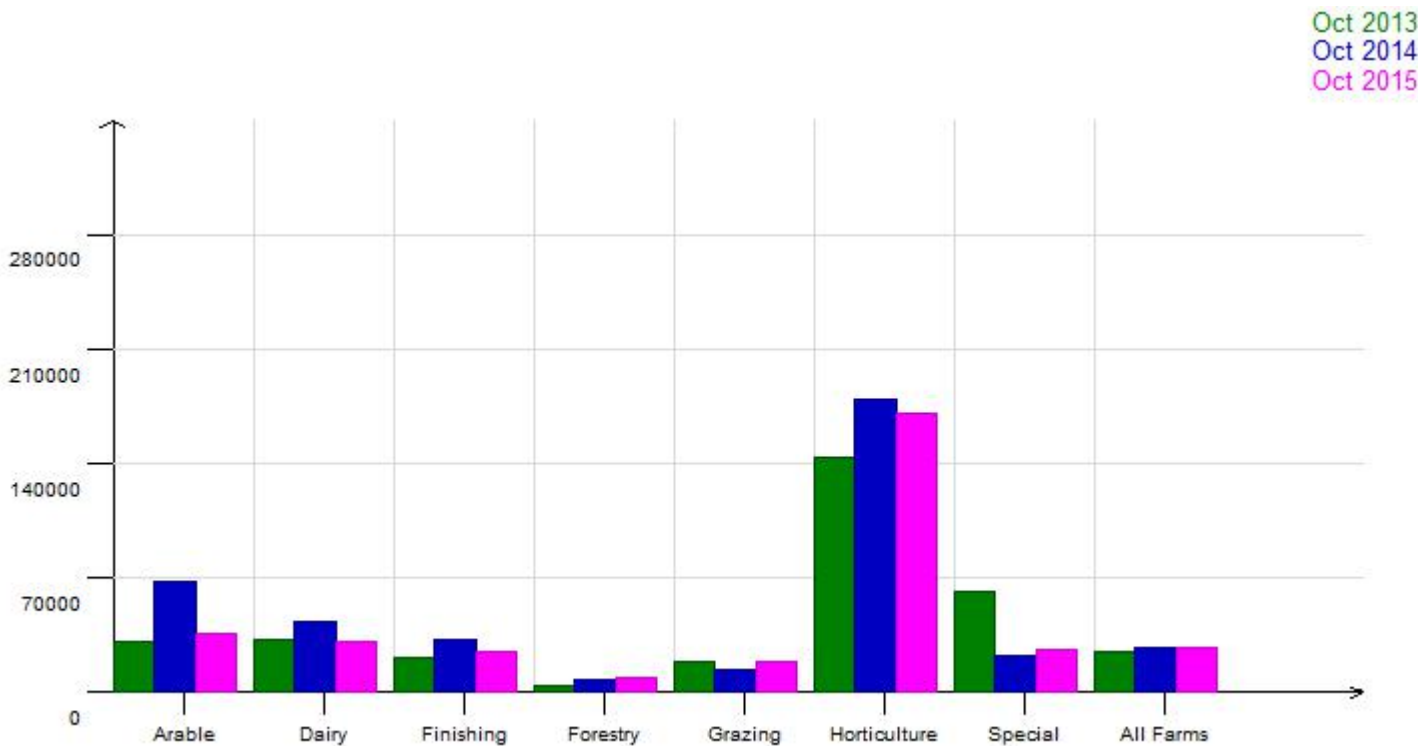
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Farms - Median Price per Hectare 3-Year trend - All New Zealand



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Lifestyle - Median Sale Price 3-Year Trend

