

Dwellings Median Price Comparison Over Last 10 Years

District	Apr 2002	Apr 2003	Apr 2004	Apr 2005	Apr 2006	Apr 2007	Apr 2008	Apr 2009	Apr 2010	Mar 2011	Apr 2011
Northland	\$155,000	\$149,250	\$200,000	\$230,000	\$269,000	\$320,000	\$359,000	\$290,000	\$320,250	\$331,000	\$292,000
Auckland	\$265,000	\$289,750	\$331,000	\$369,000	\$387,250	\$452,000	\$450,000	\$435,000	\$470,000	\$470,000	\$479,500
Waikato/BOP	\$170,000	\$180,000	\$191,750	\$244,500	\$275,000	\$312,500	\$315,000	\$315,000	\$315,000	\$305,000	\$312,875
Hawkes Bay	\$131,500	\$156,500	\$210,000	\$230,000	\$246,000	\$280,000	\$275,000	\$270,000	\$275,500	\$260,000	\$271,500
Manawatu/Wanganui	\$115,000	\$114,000	\$128,000	\$155,000	\$190,000	\$230,000	\$239,000	\$220,000	\$230,000	\$218,000	\$220,000
Taranaki	\$105,000	\$117,000	\$140,000	\$162,638	\$240,000	\$275,000	\$269,000	\$270,000	\$280,000	\$270,500	\$279,500
Wellington	\$212,500	\$225,000	\$274,000	\$275,000	\$335,000	\$377,900	\$375,000	\$367,500	\$390,000	\$415,000	\$386,500
Nelson/Marlborough	\$168,000	\$198,000	\$255,500	\$269,000	\$298,250	\$330,300	\$336,500	\$312,000	\$339,500	\$329,000	\$339,000
Canterbury/Westland	\$146,000	\$155,000	\$197,500	\$242,000	\$275,000	\$310,000	\$300,000	\$295,000	\$310,000	\$290,000	\$310,000
Central Otago Lakes	\$240,000	\$285,000	\$350,000	\$395,000	\$430,000	\$430,000	\$454,000	\$400,000	\$429,500	\$442,500	\$479,000
Otago	\$100,000	\$110,000	\$175,000	\$195,000	\$218,000	\$227,000	\$235,000	\$221,250	\$235,500	\$215,000	\$235,000
Southland	\$67,000	\$85,000	\$122,500	\$126,250	\$127,750	\$164,500	\$215,000	\$190,000	\$185,000	\$185,750	\$193,250
New Zealand Total	\$189,000	\$202,000	\$242,000	\$272,000	\$305,000	\$349,000	\$345,000	\$340,000	\$356,000	\$365,000	\$360,000

Total Dwellings Sales Comparison Over Last 10 Years

District	Apr 2002	Apr 2003	Apr 2004	Apr 2005	Apr 2006	Apr 2007	Apr 2008	Apr 2009	Apr 2010	Mar 2011	Apr 2011
Northland	218	192	317	307	207	241	101	139	156	122	98
Auckland	3,346	2,980	3,202	2,916	2,450	2,843	1,350	2,081	1,768	2,437	1,854
Waikato/BOP	1,377	1,415	1,706	1,560	1,106	1,194	622	880	739	798	708
Hawkes Bay	285	326	348	306	269	295	161	231	163	195	118
Manawatu/Wanganui	394	473	487	482	421	458	228	322	212	250	219
Taranaki	225	210	227	192	206	196	163	188	156	166	142
Wellington	1,075	1,038	1,060	960	973	842	558	691	623	710	574
Nelson/Marlborough	355	388	246	234	258	257	194	241	206	214	191
Canterbury/Westland	1,067	1,251	1,269	1,233	1,076	1,174	639	965	742	477	626
Central Otago Lakes	151	109	101	130	115	159	72	95	100	84	106
Otago	377	379	375	323	293	311	211	226	209	259	225
Southland	273	253	271	232	202	224	151	151	133	136	126
New Zealand Total	9,143	9,014	9,609	8,875	7,576	8,194	4,450	6,210	5,207	5,848	4,987

Dwellings Medians Days To Sell Comparison Over Last 10 Years

District	Apr 2002	Apr 2003	Apr 2004	Apr 2005	Apr 2006	Apr 2007	Apr 2008	Apr 2009	Apr 2010	Mar 2011	Apr 2011
Northland	60	55	45	33	46	38	49	67	68	94	73
Auckland	30	29	30	29	33	27	41	37	35	35	34
Waikato/BOP	49	43	34	28	40	36	55	58	52	64	60
Hawkes Bay	38	31	35	33	39	36	56	55	42	52	41
Manawatu/Wanganui	38	37	28	25	31	31	53	50	45	49	49
Taranaki	41	35	27	30	33	29	42	33	59	49	45
Wellington	35	27	28	28	28	25	42	40	39	37	42
Nelson/Marlborough	34	21	35	38	39	27	41	46	43	56	57
Canterbury/Westland	41	26	23	24	34	24	42	40	36	50	49
Central Otago Lakes	51	41	42	48	69	36	86	48	56	60	47
Otago	37	19	23	24	33	28	44	43	38	50	47
Southland	31	18	21	20	30	19	39	47	37	36	50
New Zealand Total	36	29	29	28	34	28	44	42	40	41	43

Residential Value Of Sales By District

District	Value
Northland	\$33,376,400
Auckland	\$1,067,990,438
Waikato/BOP	\$262,517,526
Hawkes Bay	\$34,854,000
Manawatu/Wanganui	\$54,756,731
Taranaki	\$43,485,475
Wellington	\$248,227,056
Nelson/Marlborough	\$75,290,299
Canterbury/Westland	\$228,981,553
Central Otago Lakes	\$68,751,500
Otago	\$63,091,750
Southland	\$27,945,000
New Zealand Total	\$2,209,267,728

Dwellings & Sections Median Price By District

District	Dwellings	Sections
Northland	\$292,000	\$157,500
Auckland	\$479,500	\$279,500
Waikato/BOP	\$312,875	\$160,000
Hawkes Bay	\$271,500	\$165,000
Manawatu/Wanganui	\$220,000	\$136,250
Taranaki	\$279,500	\$135,000
Wellington	\$386,500	\$185,000
Nelson/Marlborough	\$339,000	\$220,000
Canterbury/Westland	\$310,000	\$153,500
Central Otago Lakes	\$479,000	\$190,250
Otago	\$235,000	\$130,000
Southland	\$193,250	\$35,000
New Zealand Total	\$360,000	\$169,565

Dwellings Percentage Difference Over 12 Months

District	Apr 2010	Apr 2011	% increase
Northland	\$320,250	\$292,000	-8.82
Auckland	\$470,000	\$479,500	2.02
Waikato/BOP	\$315,000	\$312,875	-0.67
Hawkes Bay	\$275,500	\$271,500	-1.45
Manawatu/Wanganui	\$230,000	\$220,000	-4.34
Taranaki	\$280,000	\$279,500	-0.17
Wellington	\$390,000	\$386,500	-0.89
Nelson/Marlborough	\$339,500	\$339,000	-0.14
Canterbury/Westland	\$310,000	\$310,000	0.00
Central Otago Lakes	\$429,500	\$479,000	11.52
Otago	\$235,500	\$235,000	-0.21
Southland	\$185,000	\$193,250	4.45
New Zealand Total	\$356,000	\$360,000	1.12

Northland Medians and Numbers Sold

	Apr 2007		Apr 2008		Apr 2009		Apr 2010		Mar 2011		Apr 2011	
	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold
Mangonui	\$350,000	10	\$475,000	7	\$305,000	3	\$442,500	8	\$450,000	2	\$265,000	1
Kaitaia & Far North	\$203,000	15	\$163,000	3	\$150,000	5	\$180,000	3	\$215,000	2	\$310,000	2
Whangaroa/Kaeo	\$221,000	2	\$290,000	1		0		0	\$500,000	1		0
Hokianga	\$500,000	3	\$475,000	1	\$350,000	1		0	\$450,000	1		0
Kaikohē	\$204,000	12	\$251,000	3	\$142,250	4	\$111,500	2	\$106,000	2		0
Paihia	\$473,000	5	\$510,000	4	\$450,000	5	\$326,600	2	\$570,000	5	\$450,000	7
Kawakawa	\$175,000	3	\$185,000	1		0		0		0	\$190,000	1
Moerewa	\$179,000	1	\$147,500	1	\$65,000	1		0	\$110,000	1		0
Kerikeri	\$420,000	21	\$494,000	7	\$387,500	14	\$479,500	14	\$465,000	16	\$387,500	14
Russell	\$1,290,000	1		0		0	\$600,000	3	\$815,000	1	\$615,000	1
Dargaville Borough	\$219,000	13	\$217,500	4	\$250,000	7	\$125,000	3	\$232,500	2	\$150,000	5
Whangarei County	\$387,000	27	\$518,000	15	\$450,000	20	\$380,000	25	\$395,000	17	\$355,000	9
Whangarei City	\$315,000	115	\$334,000	49	\$275,500	68	\$292,025	88	\$275,000	63	\$274,000	54
Otamatea County	\$370,000	13	\$535,000	5	\$271,000	11	\$247,500	8	\$407,000	9	\$156,500	4
<u>Northland</u>	<u>\$320,000</u>	<u>241</u>	<u>\$359,000</u>	<u>101</u>	<u>\$290,000</u>	<u>139</u>	<u>\$320,250</u>	<u>156</u>	<u>\$331,000</u>	<u>122</u>	<u>\$292,000</u>	<u>98</u>

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

R059 Reinz Property Market Report

For Period Apr 2011

Auckland Medians and Numbers Sold

	Apr 2007		Apr 2008		Apr 2009		Apr 2010		Mar 2011		Apr 2011	
	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold
Albany District	\$653,000	100	\$635,000	47	\$650,000	99	\$650,000	49	\$630,000	95	\$627,500	64
East Coast Bays	\$540,000	146	\$520,000	63	\$501,400	110	\$590,000	97	\$607,500	168	\$550,000	115
Glenfield Area	\$426,000	133	\$395,500	56	\$376,500	100	\$415,000	84	\$405,500	102	\$400,500	72
Birkenhead Area	\$545,000	61	\$465,050	35	\$450,000	55	\$525,000	38	\$494,000	76	\$512,000	59
Milford/Takapuna	\$653,500	60	\$640,000	32	\$600,000	71	\$705,000	33	\$650,000	61	\$692,500	44
Devonport Area	\$787,000	35	\$744,661	16	\$738,500	24	\$683,000	24	\$910,000	33	\$635,000	30
<i>North Shore City</i>	<i>\$540,000</i>	<i>535</i>	<i>\$510,000</i>	<i>249</i>	<i>\$493,500</i>	<i>459</i>	<i>\$540,000</i>	<i>325</i>	<i>\$550,000</i>	<i>535</i>	<i>\$540,000</i>	<i>384</i>
Upper Harbour	\$535,000	30	\$463,750	10	\$500,000	30	\$529,000	19	\$560,000	23	\$570,000	25
Waitakeres	\$680,000	1	\$669,500	2	\$720,000	1	\$385,000	1	\$515,000	3	\$1,100,000	1
Henderson Area	\$365,000	240	\$363,000	102	\$351,500	140	\$384,000	104	\$400,000	164	\$356,000	133
Glen Eden Area	\$340,000	83	\$320,000	37	\$337,444	48	\$353,500	44	\$350,000	53	\$329,000	68
Titirangi Area	\$452,500	36	\$480,000	19	\$412,000	29	\$449,000	39	\$460,800	44	\$475,000	31
<i>Waitakere City</i>	<i>\$380,000</i>	<i>390</i>	<i>\$370,000</i>	<i>170</i>	<i>\$369,750</i>	<i>248</i>	<i>\$394,000</i>	<i>207</i>	<i>\$400,000</i>	<i>287</i>	<i>\$372,250</i>	<i>258</i>
Mount Roskill Area	\$474,000	125	\$435,000	66	\$397,200	81	\$453,000	87	\$447,500	112	\$484,000	65
Mount Albert Area	\$498,500	64	\$530,000	37	\$450,000	57	\$497,500	57	\$576,000	80	\$582,500	60
City / Pt Chev	\$375,000	213	\$325,000	149	\$367,500	198	\$387,500	176	\$310,000	262	\$355,000	197
Mt Eden / Epsom	\$628,000	127	\$610,000	70	\$592,750	78	\$687,000	103	\$715,000	133	\$740,000	84
Eastern Suburbs	\$800,000	189	\$645,000	73	\$662,000	141	\$730,800	137	\$861,000	177	\$902,500	144
Ellerslie / Panmure	\$450,500	42	\$419,000	23	\$424,000	23	\$519,000	22	\$482,000	35	\$452,000	33
Onehunga / Penrose	\$401,250	114	\$395,000	55	\$379,000	48	\$379,125	60	\$355,000	76	\$413,625	48
Islands Of Gulf	\$525,000	35	\$463,000	18	\$380,250	24	\$480,000	29	\$465,000	20	\$490,000	14
<i>Auckland City</i>	<i>\$510,000</i>	<i>909</i>	<i>\$463,000</i>	<i>491</i>	<i>\$460,000</i>	<i>650</i>	<i>\$518,000</i>	<i>671</i>	<i>\$520,000</i>	<i>895</i>	<i>\$550,000</i>	<i>645</i>
Eastern Beaches	\$541,000	259	\$520,000	138	\$540,000	232	\$545,000	155	\$540,500	226	\$547,000	174
Manukau Rural	\$732,500	2	\$660,000	1	\$505,500	2	\$235,000	1		0		0
Papatoetoe Area	\$360,000	173	\$323,000	67	\$323,000	101	\$341,250	98	\$325,000	111	\$360,000	101

R059 Reinz Property Market Report

For Period Apr 2011

	Apr 2007		Apr 2008		Apr 2009		Apr 2010		Mar 2011		Apr 2011	
	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold
Manurewa Area	\$322,000	161	\$311,500	58	\$305,000	95	\$310,000	67	\$280,000	79	\$334,862	61
<i>Manukau City</i>	<i>\$425,000</i>	<i>595</i>	<i>\$426,500</i>	<i>264</i>	<i>\$440,000</i>	<i>430</i>	<i>\$432,000</i>	<i>321</i>	<i>\$447,500</i>	<i>416</i>	<i>\$480,000</i>	<i>336</i>
Papakura Area	\$335,000	130	\$295,000	26	\$356,500	68	\$337,500	54	\$342,500	46	\$342,500	40
<i>Papakura District</i>	<i>\$335,000</i>	<i>130</i>	<i>\$295,000</i>	<i>26</i>	<i>\$356,500</i>	<i>68</i>	<i>\$337,500</i>	<i>54</i>	<i>\$342,500</i>	<i>46</i>	<i>\$342,500</i>	<i>40</i>
<u>Metropolitan Auckland</u>	<u>\$459,000</u>	<u>2,559</u>	<u>\$445,000</u>	<u>1,200</u>	<u>\$442,500</u>	<u>1,855</u>	<u>\$475,000</u>	<u>1,578</u>	<u>\$480,000</u>	<u>2,179</u>	<u>\$490,000</u>	<u>1,663</u>
Rodney North	\$480,000	59	\$515,000	31	\$445,000	36	\$500,000	39	\$425,000	45	\$460,000	27
Hibiscus Coast	\$445,000	75	\$499,750	42	\$430,000	81	\$475,000	55	\$467,000	97	\$467,500	68
<i>Rodney District</i>	<i>\$459,250</i>	<i>134</i>	<i>\$500,000</i>	<i>73</i>	<i>\$431,000</i>	<i>117</i>	<i>\$490,000</i>	<i>94</i>	<i>\$446,500</i>	<i>142</i>	<i>\$460,000</i>	<i>95</i>
Franklin County	\$358,000	89	\$410,000	43	\$354,000	60	\$378,000	46	\$351,000	66	\$351,250	56
<i>Franklin District</i>	<i>\$358,000</i>	<i>89</i>	<i>\$410,000</i>	<i>43</i>	<i>\$354,000</i>	<i>60</i>	<i>\$378,000</i>	<i>46</i>	<i>\$351,000</i>	<i>66</i>	<i>\$351,250</i>	<i>56</i>
Thames / Coromandel	\$380,000	61	\$450,000	34	\$351,000	49	\$392,500	50	\$350,000	50	\$306,250	40
<i>Thames/Coromandel</i>	<i>\$380,000</i>	<i>61</i>	<i>\$450,000</i>	<i>34</i>	<i>\$351,000</i>	<i>49</i>	<i>\$392,500</i>	<i>50</i>	<i>\$350,000</i>	<i>50</i>	<i>\$306,250</i>	<i>40</i>
<u>Outer Auckland</u>	<u>\$412,250</u>	<u>284</u>	<u>\$457,500</u>	<u>150</u>	<u>\$400,000</u>	<u>226</u>	<u>\$430,000</u>	<u>190</u>	<u>\$425,000</u>	<u>258</u>	<u>\$405,000</u>	<u>191</u>
Auckland	\$452,000	2,843	\$450,000	1,350	\$435,000	2,081	\$470,000	1,768	\$470,000	2,437	\$479,500	1,854

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

Waikato/BOP Medians and Numbers Sold

	Apr 2007		Apr 2008		Apr 2009		Apr 2010		Mar 2011		Apr 2011	
	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold
Waikato Country	\$245,000	237	\$258,000	127	\$266,000	133	\$255,000	162	\$240,000	123	\$266,000	112
Hamilton City	\$337,750	256	\$340,000	149	\$320,000	259	\$334,000	166	\$312,000	215	\$339,500	180
Western BOP Country	\$340,000	83	\$405,000	42	\$350,000	54	\$392,500	44	\$365,000	53	\$412,500	52
Mount Maunganui/Papamoa	\$431,250	84	\$466,500	48	\$406,500	87	\$412,500	70	\$432,500	78	\$389,500	74
Tauranga	\$370,000	165	\$352,500	74	\$339,000	121	\$370,000	97	\$360,000	119	\$320,800	103
Rotorua	\$240,000	141	\$253,000	64	\$269,000	76	\$230,000	63	\$231,000	85	\$255,500	72
Taupo	\$380,000	63	\$317,500	15	\$344,000	57	\$335,000	37	\$323,500	40	\$338,500	38
King Country	\$165,000	24	\$160,000	17	\$170,000	15	\$122,500	16	\$170,000	10	\$123,000	8
Gisborne City	\$275,000	67	\$222,000	39	\$250,000	43	\$215,500	35	\$225,000	37	\$220,250	29
Gisborne Country	\$279,000	5	\$110,000	1	\$325,000	2	\$422,000	1	\$223,500	2	\$180,000	1
Eastern BOP Country	\$260,000	69	\$318,000	46	\$300,000	33	\$308,000	48	\$270,000	36	\$270,000	39
<u>Waikato/BOP</u>	<u>\$312,500</u>	<u>1,194</u>	<u>\$315,000</u>	<u>622</u>	<u>\$315,000</u>	<u>880</u>	<u>\$315,000</u>	<u>739</u>	<u>\$305,000</u>	<u>798</u>	<u>\$312,875</u>	<u>708</u>

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

Hawkes Bay Medians and Numbers Sold

	Apr 2007		Apr 2008		Apr 2009		Apr 2010		Mar 2011		Apr 2011	
	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold
Napier City	\$303,500	138	\$290,500	73	\$287,000	108	\$303,424	81	\$282,000	84	\$310,000	49
Hastings City	\$280,000	98	\$270,000	63	\$270,000	95	\$275,500	55	\$250,000	67	\$252,000	49
Hawkes Bay Country	\$466,750	14	\$468,000	7	\$375,000	12	\$240,000	7	\$295,500	7	\$95,000	9
Waipawa Area	\$218,500	10	\$326,000	2	\$252,000	1	\$138,500	5	\$200,000	3	\$179,150	3
Waipukurau Area	\$255,000	11	\$162,000	4	\$145,000	7	\$168,000	3	\$175,000	9	\$184,250	2
Dannevirke Borough	\$145,000	24	\$187,500	12	\$137,500	8	\$128,000	12	\$151,000	25	\$139,300	6
<u>Hawkes Bay</u>	<u>\$280,000</u>	<u>295</u>	<u>\$275,000</u>	<u>161</u>	<u>\$270,000</u>	<u>231</u>	<u>\$275,500</u>	<u>163</u>	<u>\$260,000</u>	<u>195</u>	<u>\$271,500</u>	<u>118</u>

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

Manawatu/Wanganui Medians and Numbers Sold

	Apr 2007		Apr 2008		Apr 2009		Apr 2010		Mar 2011		Apr 2011	
	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold
Palmerston North City	\$283,000	165	\$275,500	94	\$250,000	139	\$280,250	94	\$259,750	106	\$266,000	106
Feilding	\$235,500	46	\$217,000	21	\$205,000	43	\$235,000	21	\$218,500	26	\$206,500	24
Levin	\$210,000	55	\$235,000	29	\$207,000	25	\$172,250	26	\$198,000	37	\$165,000	7
Pahiatua	\$127,500	8	\$160,000	4	\$157,000	3	\$230,000	2	\$145,000	3	\$141,500	6
Manawatu Country	\$213,750	42	\$198,000	21	\$207,000	49	\$221,000	22	\$144,000	18	\$160,000	19
<i>Manawatu</i>	<i>\$250,000</i>	<i>316</i>	<i>\$245,000</i>	<i>169</i>	<i>\$225,000</i>	<i>259</i>	<i>\$245,000</i>	<i>165</i>	<i>\$226,000</i>	<i>190</i>	<i>\$237,500</i>	<i>162</i>
<u>Manawatu Region</u>	<u>\$250,000</u>	<u>316</u>	<u>\$245,000</u>	<u>169</u>	<u>\$225,000</u>	<u>259</u>	<u>\$245,000</u>	<u>165</u>	<u>\$226,000</u>	<u>190</u>	<u>\$237,500</u>	<u>162</u>
Waverley		0	\$170,000	1	\$240,000	1	\$65,000	1	\$170,000	2		0
Wanganui City	\$162,500	99	\$217,000	42	\$177,500	46	\$200,000	35	\$170,000	38	\$195,000	42
Raetihi/Ohakune/Taihape	\$177,000	17	\$180,000	8	\$199,000	8	\$115,000	6	\$85,000	7	\$167,500	8
Rangitikei	\$165,000	22	\$165,000	7	\$118,000	5	\$85,000	3	\$157,500	9	\$70,000	5
Wanganui Country	\$275,000	4	\$320,000	1	\$396,000	3	\$235,000	2	\$235,000	4	\$282,500	2
<i>Wanganui</i>	<i>\$165,000</i>	<i>142</i>	<i>\$200,000</i>	<i>59</i>	<i>\$180,000</i>	<i>63</i>	<i>\$189,000</i>	<i>47</i>	<i>\$165,000</i>	<i>60</i>	<i>\$169,000</i>	<i>57</i>
<u>Wanganui Region</u>	<u>\$165,000</u>	<u>142</u>	<u>\$200,000</u>	<u>59</u>	<u>\$180,000</u>	<u>63</u>	<u>\$189,000</u>	<u>47</u>	<u>\$165,000</u>	<u>60</u>	<u>\$169,000</u>	<u>57</u>
<u>Manawatu/Wanganui</u>	<u>\$230,000</u>	<u>458</u>	<u>\$239,000</u>	<u>228</u>	<u>\$220,000</u>	<u>322</u>	<u>\$230,000</u>	<u>212</u>	<u>\$218,000</u>	<u>250</u>	<u>\$220,000</u>	<u>219</u>

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

Taranaki Medians and Numbers Sold

	Apr 2007		Apr 2008		Apr 2009		Apr 2010		Mar 2011		Apr 2011	
	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold
Taranaki Country	\$216,000	33	\$235,000	23	\$241,250	22	\$257,000	25	\$280,000	23	\$225,000	28
Waitara	\$263,000	13	\$197,500	8	\$186,000	6	\$208,500	8	\$185,000	7	\$185,000	12
New Plymouth City	\$305,000	96	\$307,500	80	\$290,250	102	\$320,000	83	\$281,250	98	\$321,000	56
Bell Block	\$310,000	17	\$350,000	14	\$374,000	15	\$320,000	11	\$292,500	10	\$355,000	15
Stratford	\$158,500	12	\$177,000	17	\$210,000	17	\$247,500	12	\$200,000	7	\$210,000	12
Hawera	\$222,500	25	\$220,000	21	\$212,600	26	\$205,000	17	\$190,000	21	\$190,000	19
<u>Taranaki</u>	<u>\$275,000</u>	<u>196</u>	<u>\$269,000</u>	<u>163</u>	<u>\$270,000</u>	<u>188</u>	<u>\$280,000</u>	<u>156</u>	<u>\$270,500</u>	<u>166</u>	<u>\$279,500</u>	<u>142</u>

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

Wellington Medians and Numbers Sold

	Apr 2007		Apr 2008		Apr 2009		Apr 2010		Mar 2011		Apr 2011	
	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold
Wairarapa	\$237,000	93	\$230,000	41	\$236,000	59	\$261,500	54	\$220,000	31	\$216,000	57
Upper Hutt	\$325,250	84	\$340,000	85	\$313,500	64	\$315,000	57	\$300,000	65	\$336,000	50
Hutt Valley	\$333,000	173	\$315,000	98	\$335,000	121	\$368,000	130	\$382,250	130	\$358,250	116
Otaki / Paekakariki	\$335,000	99	\$334,750	66	\$339,000	100	\$355,000	92	\$350,000	112	\$309,250	80
Pukerua Bay / Tawa	\$365,000	89	\$384,700	51	\$370,000	79	\$372,750	58	\$417,500	82	\$390,000	51
Northern Wellington	\$456,500	90	\$450,000	53	\$435,000	83	\$449,500	80	\$450,000	85	\$440,000	73
Western Wellington	\$560,000	43	\$502,500	38	\$497,500	50	\$540,050	24	\$520,000	57	\$500,000	37
Southern Wellington	\$487,500	42	\$460,000	43	\$465,000	43	\$472,000	35	\$469,500	48	\$450,500	26
Eastern Wellington	\$505,500	48	\$510,000	39	\$510,000	41	\$557,500	45	\$553,050	48	\$490,000	35
Central Wellington	\$430,000	81	\$392,500	44	\$385,000	51	\$439,250	48	\$450,000	52	\$530,000	49
<u>Wellington</u>	<u>\$377,900</u>	<u>842</u>	<u>\$375,000</u>	<u>558</u>	<u>\$367,500</u>	<u>691</u>	<u>\$390,000</u>	<u>623</u>	<u>\$415,000</u>	<u>710</u>	<u>\$386,500</u>	<u>574</u>

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

Nelson/Marlborough Medians and Numbers Sold

	Apr 2007		Apr 2008		Apr 2009		Apr 2010		Mar 2011		Apr 2011	
	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold
Nelson City Zone	\$312,000	88	\$325,000	60	\$295,500	75	\$355,000	78	\$330,000	89	\$340,000	77
Richmond	\$408,500	22	\$372,000	17	\$380,000	31	\$450,000	18	\$355,000	21	\$410,000	13
Motueka	\$340,000	25	\$340,000	16	\$302,000	16	\$304,750	20	\$333,500	18	\$345,000	19
Takaka	\$231,500	6	\$582,500	2		0	\$270,000	3	\$238,000	3	\$267,500	4
Nelson Country	\$445,000	11	\$353,750	14	\$393,000	20	\$365,000	12	\$367,500	16	\$368,500	14
<i>Nelson Council = Nelson City Zone PLUS Nelson Country, Richmond, Takaka & Motueka Zones</i>	<i>\$335,000</i>	<i>152</i>	<i>\$333,000</i>	<i>109</i>	<i>\$320,500</i>	<i>142</i>	<i>\$367,000</i>	<i>131</i>	<i>\$340,000</i>	<i>147</i>	<i>\$345,000</i>	<i>127</i>
Marlborough Sounds	\$625,000	3	\$770,000	3	\$440,000	2	\$497,500	4	\$730,000	3		0
Marlborough/Kaikoura	\$320,000	102	\$333,250	82	\$290,000	97	\$282,500	71	\$267,000	64	\$333,500	64
<i>Marlborough</i>	<i>\$320,000</i>	<i>105</i>	<i>\$342,000</i>	<i>85</i>	<i>\$295,000</i>	<i>99</i>	<i>\$285,000</i>	<i>75</i>	<i>\$280,000</i>	<i>67</i>	<i>\$333,500</i>	<i>64</i>
<u>Nelson/Marlborough</u>	<u>\$330,300</u>	<u>257</u>	<u>\$336,500</u>	<u>194</u>	<u>\$312,000</u>	<u>241</u>	<u>\$339,500</u>	<u>206</u>	<u>\$329,000</u>	<u>214</u>	<u>\$339,000</u>	<u>191</u>

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

Canterbury/Westland Medians and Numbers Sold

	Apr 2007		Apr 2008		Apr 2009		Apr 2010		Mar 2011		Apr 2011	
	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold
Central (Inside,4 Avenues)	\$375,000	21	\$380,000	15	\$373,000	20	\$351,750	22	\$610,000	2	\$317,500	2
Nth East(Avnda/Avsi/Bur/Park)	\$330,000	63	\$305,000	23	\$318,000	67	\$299,000	39	\$345,000	5	\$323,500	14
East(Aran/Bxly/Brom/Linwd)	\$240,000	63	\$240,500	22	\$221,000	45	\$221,500	22	\$245,000	5	\$216,000	7
Sth East(Hthct/Opawa/Wlstn)	\$288,500	24	\$269,500	5	\$268,000	29	\$286,500	24	\$232,750	7	\$222,500	8
Sth Inner (Sydhm/Wlthm)	\$270,500	12	\$201,500	6	\$216,000	11	\$193,000	13	\$285,000	3	\$238,250	6
Sth Outer (Beck/Bow/Casfl/Stma)	\$378,500	44	\$430,000	27	\$371,000	27	\$383,000	26	\$318,000	9	\$246,000	9
S/W Inner(Addtn/Smfld/Sprey)	\$305,000	35	\$287,500	23	\$290,000	33	\$304,000	30	\$306,750	18	\$285,000	15
S/W Outer(Hlswl/Himtn/Hnhy)	\$336,000	47	\$284,000	22	\$336,250	52	\$330,000	24	\$290,000	15	\$351,000	40
West Inner(Riccn/Upper Riccn)	\$346,500	20	\$305,000	8	\$285,500	36	\$372,000	13	\$440,000	13	\$352,500	16
West Outer (Heih/Hby/Sckbn/Tem)	\$291,000	55	\$258,000	28	\$282,500	32	\$273,250	30	\$253,500	14	\$271,000	28
N/W Inner(Fendn/llam/Meriv)	\$582,500	48	\$490,000	34	\$488,800	50	\$475,000	45	\$537,500	22	\$537,500	31
Avonhead	\$365,000	31	\$370,000	21	\$383,750	24	\$359,000	23	\$328,000	9	\$358,900	20
N/W Outer(Brynd/Burns)	\$360,000	47	\$334,000	26	\$325,000	34	\$382,500	36	\$351,000	20	\$358,500	20
Nth Inner(Dal/Rich/Shly/Stalb)	\$299,500	88	\$282,500	44	\$300,000	67	\$300,000	48	\$312,500	19	\$345,000	33
Nth Outer(Bfst/Bish/Pap/Redwd)	\$355,000	77	\$328,888	55	\$329,850	68	\$374,000	57	\$311,000	23	\$315,000	41
Seaside Sth(Rdcfs/Sumfl)	\$512,000	19	\$508,000	8	\$387,500	10	\$555,000	9	\$360,000	1	\$482,500	4
Seaside Nth (Nb/Nthbeach/Sthnb)	\$299,000	41	\$275,000	25	\$267,000	37	\$271,500	21	\$220,000	4	\$265,000	9
All Hill(Cash/Clh/Mtp/Scar/Wm)	\$587,750	22	\$535,000	15	\$455,000	16	\$597,000	19		0	\$512,500	8
Harbourside(All Lytl&Harbour)	\$475,000	16	\$349,000	9	\$312,000	9	\$406,250	10	\$502,500	4	\$285,000	4
<i>Christchurch City</i>	<i>\$335,000</i>	<i>773</i>	<i>\$320,000</i>	<i>416</i>	<i>\$317,500</i>	<i>667</i>	<i>\$330,000</i>	<i>511</i>	<i>\$320,000</i>	<i>193</i>	<i>\$335,000</i>	<i>315</i>
Banks Pen(East Of Motukarara)	\$610,000	7	\$373,000	5	\$360,000	1	\$590,000	3	\$270,000	7	\$346,000	6
Kaiapoi	\$287,500	32	\$350,000	9	\$251,250	20	\$260,000	14	\$360,000	9	\$353,500	10
Rangiora	\$340,000	40	\$359,000	24	\$274,750	36	\$304,775	24	\$330,000	37	\$305,000	59
Nth Cant(All Nth&W Ofnthwaimk)	\$296,500	36	\$305,000	12	\$281,750	24	\$297,250	18	\$343,000	22	\$302,500	26

R059 Reinz Property Market Report

For Period Apr 2011

	Apr 2007		Apr 2008		Apr 2009		Apr 2010		Mar 2011		Apr 2011	
	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold
Cant Ctry(Alloth W&S To Midcan)	\$372,250	46	\$355,000	28	\$350,000	54	\$387,500	34	\$338,500	56	\$376,000	65
Mid Cant(Rakaia/R-Rangitata R)	\$265,000	66	\$262,000	35	\$245,000	47	\$240,000	25	\$215,500	38	\$250,000	37
Timaru	\$209,000	70	\$241,250	36	\$194,000	50	\$244,000	59	\$220,000	57	\$229,000	45
Sth Cant(Below Rangitata Riv)	\$196,750	60	\$226,000	37	\$215,000	34	\$222,000	24	\$190,000	27	\$217,000	32
West Coast	\$176,000	44	\$180,000	37	\$166,500	32	\$225,000	30	\$209,000	31	\$170,000	31
<i>Other Canterbury/Westland</i>	<i>\$260,000</i>	<i>401</i>	<i>\$267,000</i>	<i>223</i>	<i>\$249,100</i>	<i>298</i>	<i>\$265,000</i>	<i>231</i>	<i>\$268,750</i>	<i>284</i>	<i>\$284,000</i>	<i>311</i>
<i>Outer Canterbury</i>	<i>\$260,000</i>	<i>401</i>	<i>\$267,000</i>	<i>223</i>	<i>\$249,100</i>	<i>298</i>	<i>\$265,000</i>	<i>231</i>	<i>\$268,750</i>	<i>284</i>	<i>\$284,000</i>	<i>311</i>
<u>Canterbury/Westland</u>	<u>\$310,000</u>	<u>1,174</u>	<u>\$300,000</u>	<u>639</u>	<u>\$295,000</u>	<u>965</u>	<u>\$310,000</u>	<u>742</u>	<u>\$290,000</u>	<u>477</u>	<u>\$310,000</u>	<u>626</u>

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

Central Otago Lakes Medians and Numbers Sold

	Apr 2007		Apr 2008		Apr 2009		Apr 2010		Mar 2011		Apr 2011	
	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold
Central	\$384,500	73	\$385,000	31	\$370,000	31	\$370,000	53	\$375,000	43	\$403,500	49
Queenstown	\$529,500	86	\$530,000	41	\$421,250	64	\$450,000	47	\$515,000	41	\$520,000	57
<u>Central Otago Lakes</u>	<u>\$430,000</u>	<u>159</u>	<u>\$454,000</u>	<u>72</u>	<u>\$400,000</u>	<u>95</u>	<u>\$429,500</u>	<u>100</u>	<u>\$442,500</u>	<u>84</u>	<u>\$479,000</u>	<u>106</u>

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

Otago Medians and Numbers Sold

	Apr 2007		Apr 2008		Apr 2009		Apr 2010		Mar 2011		Apr 2011	
	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold
North Otago	\$185,000	67	\$192,500	30	\$179,000	29	\$170,000	23	\$175,250	44	\$172,500	34
Dunedin City	\$260,000	201	\$245,000	156	\$240,000	179	\$248,000	175	\$232,000	180	\$255,000	169
South Otago	\$185,000	36	\$140,000	17	\$125,500	11	\$165,000	9	\$172,000	25	\$127,000	17
East Otago	\$230,000	7	\$190,500	8	\$155,000	7	\$125,000	2	\$261,500	10	\$390,000	5
<u>Otago</u>	<u>\$227,000</u>	<u>311</u>	<u>\$235,000</u>	<u>211</u>	<u>\$221,250</u>	<u>226</u>	<u>\$235,500</u>	<u>209</u>	<u>\$215,000</u>	<u>259</u>	<u>\$235,000</u>	<u>225</u>

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

Southland Medians and Numbers Sold

	Apr 2007		Apr 2008		Apr 2009		Apr 2010		Mar 2011		Apr 2011	
	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold	Median	# Sold
Invercargill	\$175,550	146	\$215,000	97	\$188,780	108	\$199,000	85	\$193,500	104	\$185,000	93
Bluff	\$140,000	10	\$80,000	3	\$169,900	5	\$105,000	1		0		0
Gore	\$111,500	38	\$145,000	21	\$152,000	18	\$155,100	28	\$175,000	15	\$203,500	18
Riverton	\$110,000	9	\$230,000	8	\$275,000	6	\$185,000	9	\$161,500	8	\$238,000	5
Winton	\$106,000	17	\$223,500	11	\$195,000	10	\$245,000	7	\$165,000	9	\$225,000	5
Te Anau	\$225,000	4	\$285,000	11	\$404,250	4	\$185,000	3		0	\$300,000	5
<u>Southland</u>	<u>\$164,500</u>	<u>224</u>	<u>\$215,000</u>	<u>151</u>	<u>\$190,000</u>	<u>151</u>	<u>\$185,000</u>	<u>133</u>	<u>\$185,750</u>	<u>136</u>	<u>\$193,250</u>	<u>126</u>

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

National Sales Distribution

Price Band	Apr 2009	Apr 2010	Mar 2011	Apr 2011
Under \$400,000	3932	3064	3283	2894
\$400,000 - \$599,999	1496	1342	1530	1245
\$600,000 - \$999,999	631	624	785	638
\$1 million and over	151	177	250	210
Total	6210	5207	5848	4987