

Dwellings Median Price Comparison Over Last 10 Years

District	Oct 2003	Oct 2004	Oct 2005	Oct 2006	Oct 2007	Oct 2008	Oct 2009	Oct 2010	Oct 2011	Sep 2012	Oct 2012
Northland	\$185,000	\$185,000	\$256,150	\$306,250	\$310,000	\$336,000	\$310,000	\$315,000	\$292,500	\$285,750	\$265,000
Auckland	\$326,000	\$340,000	\$380,000	\$415,000	\$445,000	\$433,000	\$455,000	\$460,000	\$465,000	\$515,000	\$530,000
Waikato/BOP	\$186,500	\$230,000	\$274,000	\$300,500	\$329,000	\$315,000	\$327,500	\$305,000	\$315,475	\$310,500	\$312,000
Hawkes Bay	\$172,750	\$217,000	\$250,000	\$276,250	\$262,000	\$264,000	\$272,000	\$287,521	\$259,500	\$263,000	\$258,500
Manawatu/Wanganui	\$116,750	\$145,000	\$183,550	\$215,000	\$233,250	\$230,000	\$225,000	\$232,950	\$221,750	\$227,000	\$226,750
Taranaki	\$134,000	\$161,500	\$211,000	\$255,000	\$262,250	\$285,000	\$275,000	\$285,000	\$290,500	\$267,750	\$259,500
Wellington	\$257,000	\$280,000	\$304,500	\$355,000	\$365,000	\$369,000	\$415,000	\$390,336	\$392,500	\$400,000	\$403,000
Nelson/Marlborough	\$251,200	\$270,000	\$273,800	\$310,000	\$347,000	\$325,000	\$320,000	\$320,000	\$343,500	\$353,000	\$340,000
Canterbury/Westland	\$179,000	\$225,875	\$260,000	\$284,500	\$310,000	\$292,000	\$310,000	\$315,000	\$329,000	\$330,000	\$343,000
Central Otago Lakes	\$343,500	\$373,500	\$417,000	\$430,000	\$545,000	\$475,000	\$483,000	\$385,000	\$420,000	\$440,250	\$406,500
Otago	\$136,000	\$186,250	\$215,000	\$230,000	\$235,000	\$230,000	\$235,000	\$245,000	\$232,000	\$235,000	\$240,000
Southland	\$110,000	\$108,000	\$119,250	\$150,000	\$186,000	\$198,500	\$180,750	\$169,500	\$204,000	\$200,000	\$203,550
New Zealand Total	\$227,000	\$252,500	\$295,000	\$324,000	\$350,000	\$335,000	\$355,000	\$350,000	\$359,000	\$371,000	\$380,000

Total Dwellings Sales Comparison Over Last 10 Years

District	Oct 2003	Oct 2004	Oct 2005	Oct 2006	Oct 2007	Oct 2008	Oct 2009	Oct 2010	Oct 2011	Sep 2012	Oct 2012
Northland	365	274	299	236	162	109	113	105	102	128	155
Auckland	3,666	2,667	2,860	2,991	2,240	1,371	2,072	1,360	1,832	2,257	2,640
Waikato/BOP	1,922	1,408	1,417	1,320	1,016	678	789	531	652	799	903
Hawkes Bay	404	239	340	322	260	122	225	126	155	185	229
Manawatu/Wanganui	540	467	420	438	342	245	297	156	248	225	263
Taranaki	234	184	222	221	188	145	159	112	134	120	188
Wellington	1,139	950	884	949	759	489	757	496	555	573	729
Nelson/Marlborough	299	234	259	306	297	158	206	151	206	219	242
Canterbury/Westland	1,432	1,102	1,087	1,305	918	740	980	533	696	682	785
Central Otago Lakes	174	92	158	121	126	79	86	63	68	102	105
Otago	507	336	301	361	331	201	247	180	229	246	257
Southland	241	238	266	287	215	132	160	90	130	117	144
New Zealand Total	10,923	8,191	8,513	8,857	6,854	4,469	6,091	3,903	5,007	5,653	6,640

Dwellings Medians Days To Sell Comparison Over Last 10 Years

District	Oct 2003	Oct 2004	Oct 2005	Oct 2006	Oct 2007	Oct 2008	Oct 2009	Oct 2010	Oct 2011	Sep 2012	Oct 2012
Northland	44	35	34	37	36	68	44	63	50	72	58
Auckland	23	32	28	28	31	41	30	36	33	30	29
Waikato/BOP	31	30	30	37	46	61	45	61	48	44	45
Hawkes Bay	21	38	35	42	42	65	39	37	49	46	36
Manawatu/Wanganui	21	28	22	28	41	59	31	51	49	43	48
Taranaki	24	30	30	34	42	60	36	53	42	42	56
Wellington	23	29	27	24	28	49	27	40	33	35	30
Nelson/Marlborough	21	37	41	29	34	53	32	38	33	38	40
Canterbury/Westland	19	25	23	27	32	43	28	42	32	29	28
Central Otago Lakes	43	49	51	51	45	68	59	64	57	45	54
Otago	20	23	21	27	32	38	28	42	30	32	29
Southland	18	25	21	24	25	39	31	34	31	29	34
New Zealand Total	24	30	28	29	34	47	31	41	35	33	32

Residential Value Of Sales By District

District	Value
Northland	\$50,321,450
Auckland	\$1,692,869,339
Waikato/BOP	\$322,987,629
Hawkes Bay	\$64,474,013
Manawatu/Wanganui	\$64,944,083
Taranaki	\$58,629,399
Wellington	\$321,290,946
Nelson/Marlborough	\$95,871,917
Canterbury/Westland	\$320,333,616
Central Otago Lakes	\$58,650,667
Otago	\$71,074,949
Southland	\$32,030,422
New Zealand Total	\$3,153,478,430

Dwellings & Sections Median Price By District

District	Dwellings	Sections
Northland	\$265,000	\$78,000
Auckland	\$530,000	\$317,391
Waikato/BOP	\$312,000	\$150,000
Hawkes Bay	\$258,500	\$118,500
Manawatu/Wanganui	\$226,750	\$85,000
Taranaki	\$259,500	\$127,500
Wellington	\$403,000	\$155,000
Nelson/Marlborough	\$340,000	\$169,565
Canterbury/Westland	\$343,000	\$169,000
Central Otago Lakes	\$406,500	\$251,000
Otago	\$240,000	\$120,000
Southland	\$203,550	\$70,000
New Zealand Total	\$380,000	\$190,000

Dwellings Percentage Difference Over 12 Months

District	Oct 2011	Oct 2012	% increase
Northland	\$292,500	\$265,000	-9.40
Auckland	\$465,000	\$530,000	13.97
Waikato/BOP	\$315,475	\$312,000	-1.10
Hawkes Bay	\$259,500	\$258,500	-0.38
Manawatu/Wanganui	\$221,750	\$226,750	2.25
Taranaki	\$290,500	\$259,500	-10.67
Wellington	\$392,500	\$403,000	2.67
Nelson/Marlborough	\$343,500	\$340,000	-1.01
Canterbury/Westland	\$329,000	\$343,000	4.25
Central Otago Lakes	\$420,000	\$406,500	-3.21
Otago	\$232,000	\$240,000	3.44
Southland	\$204,000	\$203,550	-0.22
New Zealand Total	\$359,000	\$380,000	5.84

Northland Medians and Numbers Sold

	Oct 2008			Oct 2009			Oct 2010			Oct 2011			Sep 2012			Oct 2012		
	Median	No. Sold	Days to Sell	Median	No. Sold	Days to Sell	Median	No. Sold	Days to Sell	Median	No. Sold	Days to Sell	Median	No. Sold	Days to Sell	Median	No. Sold	Days to Sell
Mangonui	\$437,500	6	69	\$315,000	2	502	\$327,500	6	45	\$597,500	2	42	\$357,500	8	148	\$320,000	7	38
Kaitiāia & Far North	\$185,000	13	132	\$185,000	3	72	\$163,000	1	56	\$155,000	4	71	\$147,500	8	49	\$165,000	9	58
Whangaroa/Kaeo		0		\$600,000	1	37		0			0			0		\$237,500	2	61
Hokianga	\$495,000	1	326	\$85,000	1	36		0		\$179,000	2	531		0		\$209,000	3	423
Kaikohe	\$197,000	1	32	\$147,000	5	30	\$145,500	2	343	\$142,000	5	329	\$390,000	1	3	\$125,000	7	136
Paihia	\$483,500	2	149	\$450,000	6	100	\$465,000	2	305	\$256,000	3	47	\$55,000	1	14	\$410,000	7	37
Kawakawa		0		\$190,000	1	226	\$170,000	1	42	\$104,500	2	248		0		\$135,000	3	222
Moerewa		0			0			0		\$105,000	1	34		0			0	
Kerikeri	\$475,000	13	74	\$399,500	14	66	\$407,000	11	57	\$345,000	11	38	\$320,000	11	131	\$376,500	18	63
Russell	\$7,510,000	1	1	\$515,000	2	440	\$500,000	1	228	\$450,000	5	331	\$1,150,000	1		\$320,000	3	413
Dargaville Borough	\$275,000	9	43	\$206,500	8	30	\$150,000	5	164	\$145,000	7	41	\$242,500	6	31	\$217,500	8	229
Whangarei County	\$850,000	7	112	\$361,000	11	149	\$312,500	12	121	\$353,375	16	35	\$337,500	22	96	\$427,500	10	52
Whangarei City	\$336,000	45	50	\$306,497	56	36	\$311,667	57	56	\$280,000	33	47	\$257,750	56	49	\$261,000	68	46
Otamatea County	\$315,000	11	96	\$222,000	3	14	\$315,000	7	42	\$322,000	11	175	\$285,750	14	127	\$335,000	10	112
<i>Northland</i>	<i>\$336,000</i>	<i>109</i>	<i>68</i>	<i>\$310,000</i>	<i>113</i>	<i>44</i>	<i>\$315,000</i>	<i>105</i>	<i>63</i>	<i>\$292,500</i>	<i>102</i>	<i>50</i>	<i>\$285,750</i>	<i>128</i>	<i>72</i>	<i>\$265,000</i>	<i>155</i>	<i>58</i>

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

Auckland Medians and Numbers Sold

	Oct 2008			Oct 2009			Oct 2010			Oct 2011			Sep 2012			Oct 2012		
	Median	No. Sold	Days to Sell	Median	No. Sold	Days to Sell	Median	No. Sold	Days to Sell	Median	No. Sold	Days to Sell	Median	No. Sold	Days to Sell	Median	No. Sold	Days to Sell
Albany District	\$659,000	40	44	\$595,000	68	33	\$648,000	41	41	\$690,000	53	28	\$695,000	71	27	\$700,300	63	30
East Coast Bays	\$525,000	68	54	\$560,000	127	30	\$557,500	84	35	\$601,000	95	31	\$660,000	165	28	\$657,000	159	28
Glenfield Area	\$380,000	61	43	\$395,500	80	21	\$390,000	60	29	\$440,000	71	27	\$488,000	97	28	\$506,000	129	26
Birkenhead Area	\$530,000	33	45	\$472,500	51	29	\$485,000	23	33	\$507,500	47	32	\$591,500	59	28	\$657,000	74	27
Milford/Takapuna	\$547,500	28	36	\$680,000	49	26	\$568,500	35	43	\$670,000	41	30	\$775,000	51	36	\$720,000	75	36
Devonport Area	\$738,000	19	83	\$766,500	34	34	\$752,000	29	39	\$664,000	23	45	\$741,000	26	32	\$830,000	38	34
<i>North Shore City</i>	<i>\$505,000</i>	<i>249</i>	<i>45</i>	<i>\$545,000</i>	<i>409</i>	<i>30</i>	<i>\$531,000</i>	<i>272</i>	<i>37</i>	<i>\$561,400</i>	<i>330</i>	<i>30</i>	<i>\$628,000</i>	<i>469</i>	<i>28</i>	<i>\$638,000</i>	<i>538</i>	<i>29</i>
Upper Harbour	\$562,500	8	60	\$560,000	27	34	\$582,500	15	18	\$565,500	18	37	\$590,000	26	32	\$597,500	16	25
Waitakeres	\$525,000	1	11	\$550,000	3	37	\$525,000	1	141	\$412,500	2	55		0		\$400,000	3	66
Henderson Area	\$382,250	94	42	\$364,000	170	31	\$360,000	101	39	\$400,500	144	30	\$407,000	195	26	\$435,000	232	28
Glen Eden Area	\$340,000	41	30	\$361,500	66	25	\$342,750	36	42	\$380,000	63	35	\$382,000	71	28	\$392,000	65	28
Titirangi Area	\$480,000	29	61	\$445,000	31	17	\$450,000	17	28	\$440,000	27	30	\$536,000	32	31	\$528,000	37	28
<i>Waitakere City</i>	<i>\$390,000</i>	<i>173</i>	<i>40</i>	<i>\$390,000</i>	<i>297</i>	<i>26</i>	<i>\$375,000</i>	<i>170</i>	<i>36</i>	<i>\$411,000</i>	<i>254</i>	<i>31</i>	<i>\$429,500</i>	<i>324</i>	<i>27</i>	<i>\$440,000</i>	<i>353</i>	<i>28</i>
Mount Roskill Area	\$442,250	64	34	\$440,500	94	26	\$457,250	78	34	\$463,750	102	29	\$535,000	122	27	\$575,000	134	27
Mount Albert Area	\$370,000	49	39	\$551,250	54	27	\$565,000	42	34	\$577,500	40	27	\$675,000	49	31	\$671,000	65	30
City / Pt Chev	\$395,000	127	31	\$410,000	187	27	\$250,000	149	32	\$279,000	218	31	\$320,000	210	29	\$306,500	220	31
Mt Eden / Epsom	\$512,500	72	37	\$703,000	93	28	\$639,500	58	33	\$710,000	79	30	\$846,250	96	28	\$850,000	93	30
Eastern Suburbs	\$750,000	95	50	\$750,000	135	29	\$727,500	86	33	\$810,000	131	33	\$894,000	158	33	\$900,000	189	34
Ellerslie / Panmure	\$402,500	18	27	\$440,000	34	30	\$389,000	19	26	\$436,000	35	33	\$447,000	36	28	\$580,000	39	26
Onehunga / Penrose	\$360,000	33	39	\$395,000	65	32	\$363,000	37	40	\$415,000	39	33	\$449,000	68	29	\$484,250	80	30
Islands Of Gulf	\$425,000	7	37	\$400,000	19	46	\$650,000	9	8	\$391,000	12	74	\$562,500	26	71	\$519,500	22	82
<i>Auckland City</i>	<i>\$472,000</i>	<i>465</i>	<i>37</i>	<i>\$525,000</i>	<i>681</i>	<i>28</i>	<i>\$483,500</i>	<i>478</i>	<i>33</i>	<i>\$516,900</i>	<i>656</i>	<i>31</i>	<i>\$595,000</i>	<i>765</i>	<i>30</i>	<i>\$625,000</i>	<i>842</i>	<i>30</i>
Eastern Beaches	\$507,500	126	37	\$569,000	177	28	\$539,000	149	33	\$556,500	158	31	\$635,000	165	30	\$621,000	214	28

	Oct 2008			Oct 2009			Oct 2010			Oct 2011			Sep 2012			Oct 2012		
	Median	No. Sold	Days to Sell	Median	No. Sold	Days to Sell	Median	No. Sold	Days to Sell	Median	No. Sold	Days to Sell	Median	No. Sold	Days to Sell	Median	No. Sold	Days to Sell
Manukau Rural		0		\$505,000	1	303	\$280,000	1			0		\$220,000	1	217	\$795,000	3	77
Papatoetoe Area	\$350,000	95	31	\$325,000	108	34	\$355,000	71	39	\$365,000	113	35	\$379,000	109	28	\$392,000	166	27
Manurewa Area	\$307,500	60	39	\$283,000	86	38	\$269,000	46	32	\$320,000	70	33	\$320,000	101	31	\$328,500	138	28
<i>Manukau City</i>	<i>\$416,000</i>	<i>281</i>	<i>35</i>	<i>\$431,750</i>	<i>372</i>	<i>33</i>	<i>\$462,500</i>	<i>267</i>	<i>33</i>	<i>\$445,000</i>	<i>341</i>	<i>33</i>	<i>\$485,000</i>	<i>376</i>	<i>29</i>	<i>\$465,000</i>	<i>521</i>	<i>28</i>
Papakura Area	\$301,000	50	58	\$332,500	70	40	\$314,500	30	37	\$360,000	43	43	\$338,825	66	39	\$360,000	83	34
<i>Papakura District</i>	<i>\$301,000</i>	<i>50</i>	<i>58</i>	<i>\$332,500</i>	<i>70</i>	<i>40</i>	<i>\$314,500</i>	<i>30</i>	<i>37</i>	<i>\$360,000</i>	<i>43</i>	<i>43</i>	<i>\$338,825</i>	<i>66</i>	<i>39</i>	<i>\$360,000</i>	<i>83</i>	<i>34</i>
<i>Metropolitan Auckland</i>	<i>\$439,250</i>	<i>1,218</i>	<i>39</i>	<i>\$462,000</i>	<i>1,829</i>	<i>29</i>	<i>\$465,000</i>	<i>1,217</i>	<i>34</i>	<i>\$470,000</i>	<i>1,624</i>	<i>31</i>	<i>\$530,000</i>	<i>2,000</i>	<i>29</i>	<i>\$545,000</i>	<i>2,337</i>	<i>29</i>
Rodney North	\$385,000	20	90	\$470,000	50	53	\$379,000	35	59	\$490,000	44	46	\$432,500	54	71	\$439,000	73	45
Hibiscus Coast	\$457,500	57	80	\$425,000	71	41	\$452,500	46	61	\$465,000	68	42	\$515,500	90	30	\$519,000	126	33
<i>Rodney District</i>	<i>\$435,000</i>	<i>77</i>	<i>83</i>	<i>\$440,000</i>	<i>121</i>	<i>43</i>	<i>\$449,000</i>	<i>81</i>	<i>60</i>	<i>\$471,250</i>	<i>112</i>	<i>43</i>	<i>\$488,500</i>	<i>144</i>	<i>38</i>	<i>\$497,000</i>	<i>199</i>	<i>38</i>
Franklin County	\$367,500	46	33	\$347,500	64	40	\$370,000	27	40	\$376,500	68	39	\$361,250	74	42	\$375,000	82	37
<i>Franklin District</i>	<i>\$367,500</i>	<i>46</i>	<i>33</i>	<i>\$347,500</i>	<i>64</i>	<i>40</i>	<i>\$370,000</i>	<i>27</i>	<i>40</i>	<i>\$376,500</i>	<i>68</i>	<i>39</i>	<i>\$361,250</i>	<i>74</i>	<i>42</i>	<i>\$375,000</i>	<i>82</i>	<i>37</i>
Thames / Coromandel	\$370,000	30	77	\$417,500	58	60	\$370,000	35	102	\$288,750	28	130	\$325,000	39	189	\$460,000	22	101
<i>Thames/Coromandel</i>	<i>\$370,000</i>	<i>30</i>	<i>77</i>	<i>\$417,500</i>	<i>58</i>	<i>60</i>	<i>\$370,000</i>	<i>35</i>	<i>102</i>	<i>\$288,750</i>	<i>28</i>	<i>130</i>	<i>\$325,000</i>	<i>39</i>	<i>189</i>	<i>\$460,000</i>	<i>22</i>	<i>101</i>
<i>Outer Auckland</i>	<i>\$400,000</i>	<i>153</i>	<i>66</i>	<i>\$415,000</i>	<i>243</i>	<i>43</i>	<i>\$420,000</i>	<i>143</i>	<i>58</i>	<i>\$424,500</i>	<i>208</i>	<i>47</i>	<i>\$428,000</i>	<i>257</i>	<i>45</i>	<i>\$460,000</i>	<i>303</i>	<i>40</i>
<i>Auckland</i>	<i>\$433,000</i>	<i>1,371</i>	<i>41</i>	<i>\$455,000</i>	<i>2,072</i>	<i>30</i>	<i>\$460,000</i>	<i>1,360</i>	<i>36</i>	<i>\$465,000</i>	<i>1,832</i>	<i>33</i>	<i>\$515,000</i>	<i>2,257</i>	<i>30</i>	<i>\$530,000</i>	<i>2,640</i>	<i>29</i>

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

Waikato/BOP Medians and Numbers Sold

	Oct 2008			Oct 2009			Oct 2010			Oct 2011			Sep 2012			Oct 2012		
	Median	No. Sold	Days to Sell	Median	No. Sold	Days to Sell	Median	No. Sold	Days to Sell	Median	No. Sold	Days to Sell	Median	No. Sold	Days to Sell	Median	No. Sold	Days to Sell
Waikato Country	\$250,000	110	80	\$260,000	145	78	\$284,000	70	67	\$258,250	120	49	\$243,000	149	56	\$238,500	152	42
Hamilton City	\$343,000	194	40	\$334,250	214	31	\$330,000	139	48	\$330,000	171	36	\$332,750	196	35	\$338,000	253	34
Western BOP Country	\$360,000	47	99	\$358,000	55	128	\$390,000	47	97	\$348,000	47	169	\$382,500	62	69	\$359,000	78	96
Mount Maunganui/Papamoa	\$398,750	52	76	\$422,500	66	36	\$400,000	59	58	\$390,000	64	53	\$399,000	74	72	\$413,750	82	47
Tauranga	\$340,000	95	72	\$395,000	117	49	\$314,000	74	60	\$352,000	91	48	\$358,250	115	43	\$333,000	124	52
Rotorua	\$250,000	65	50	\$255,000	63	51	\$223,100	54	58	\$215,000	53	49	\$238,950	92	41	\$240,000	73	47
Taupo	\$351,000	24	62	\$357,000	35	53	\$333,000	27	90	\$350,000	45	60	\$321,250	42	74	\$280,000	55	55
King Country	\$159,500	11	109	\$113,000	10	159	\$164,500	16	97	\$68,250	10	180	\$140,000	9	44	\$100,000	11	111
Gisborne City	\$225,000	33	42	\$270,000	42	39	\$252,000	20	55	\$218,500	26	50	\$235,750	26	32	\$235,000	38	42
Gisborne Country	\$202,500	2	132	\$472,500	1	49	\$195,000	4	65	\$367,000	1	4		0			0	
Eastern BOP Country	\$318,000	45	40	\$299,000	41	78	\$286,000	21	125	\$274,500	24	61	\$245,500	34	49	\$275,000	37	84
<u>Waikato/BOP</u>	<u>\$315,000</u>	<u>678</u>	<u>61</u>	<u>\$327,500</u>	<u>789</u>	<u>45</u>	<u>\$305,000</u>	<u>531</u>	<u>61</u>	<u>\$315,475</u>	<u>652</u>	<u>48</u>	<u>\$310,500</u>	<u>799</u>	<u>44</u>	<u>\$312,000</u>	<u>903</u>	<u>45</u>

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

Hawkes Bay Medians and Numbers Sold

	Oct 2008			Oct 2009			Oct 2010			Oct 2011			Sep 2012			Oct 2012		
	Median	No. Sold	Days to Sell	Median	No. Sold	Days to Sell	Median	No. Sold	Days to Sell	Median	No. Sold	Days to Sell	Median	No. Sold	Days to Sell	Median	No. Sold	Days to Sell
Napier City	\$284,150	47	64	\$280,000	115	35	\$316,500	52	35	\$295,000	64	57	\$295,000	77	52	\$310,000	105	38
Hastings City	\$265,000	51	59	\$283,000	70	39	\$285,000	53	31	\$235,000	69	35	\$259,000	77	36	\$220,500	86	30
Hawkes Bay Country	\$265,000	5	15	\$340,750	12	67	\$430,000	8	66	\$277,500	8	249	\$183,000	9	74	\$167,500	10	43
Waipawa Area	\$95,000	1	16	\$70,000	3	6	\$90,000	1	96	\$170,000	3	67	\$123,750	4	74	\$140,000	6	89
Waipukurau Area	\$62,833	9	66	\$182,500	14	99	\$192,400	5	155	\$159,000	3	58	\$202,500	6	49	\$190,000	11	55
Dannevirke Borough	\$158,000	9	112	\$190,000	11	13	\$150,000	7	50	\$145,500	8	119	\$150,000	12	52	\$195,000	11	32
<u>Hawkes Bay</u>	<u>\$264,000</u>	<u>122</u>	<u>65</u>	<u>\$272,000</u>	<u>225</u>	<u>39</u>	<u>\$287,521</u>	<u>126</u>	<u>37</u>	<u>\$259,500</u>	<u>155</u>	<u>49</u>	<u>\$263,000</u>	<u>185</u>	<u>46</u>	<u>\$258,500</u>	<u>229</u>	<u>36</u>

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

Manawatu/Wanganui Medians and Numbers Sold

	Oct 2008			Oct 2009			Oct 2010			Oct 2011			Sep 2012			Oct 2012		
	Median	No. Sold	Days to Sell	Median	No. Sold	Days to Sell	Median	No. Sold	Days to Sell	Median	No. Sold	Days to Sell	Median	No. Sold	Days to Sell	Median	No. Sold	Days to Sell
Palmerston North City	\$279,000	115	40	\$254,000	139	23	\$288,750	84	42	\$270,000	97	30	\$272,000	88	35	\$284,250	108	23
Feilding	\$260,000	30	73	\$260,000	29	30	\$234,500	16	22	\$229,000	27	45	\$261,000	21	48	\$235,000	34	55
Levin	\$173,000	17	61	\$182,000	22	57	\$192,500	14	94	\$218,000	27	56	\$170,000	27	57	\$196,000	23	61
Pahiatua	\$163,000	11	53	\$140,000	7	27	\$110,000	2	118	\$137,000	5	105	\$140,000	4	21	\$135,000	9	88
Manawatu Country	\$189,000	21	144	\$198,000	17	29	\$167,500	12	64	\$210,000	15	32	\$192,500	20	121	\$160,000	23	91
<i>Manawatu</i>	<i>\$249,000</i>	<i>194</i>	<i>49</i>	<i>\$240,000</i>	<i>214</i>	<i>29</i>	<i>\$242,750</i>	<i>128</i>	<i>45</i>	<i>\$249,000</i>	<i>171</i>	<i>36</i>	<i>\$242,000</i>	<i>160</i>	<i>38</i>	<i>\$243,000</i>	<i>197</i>	<i>45</i>
<u>Manawatu Region</u>	<u>\$249,000</u>	<u>194</u>	<u>49</u>	<u>\$240,000</u>	<u>214</u>	<u>29</u>	<u>\$242,750</u>	<u>128</u>	<u>45</u>	<u>\$249,000</u>	<u>171</u>	<u>36</u>	<u>\$242,000</u>	<u>160</u>	<u>38</u>	<u>\$243,000</u>	<u>197</u>	<u>45</u>
Waverley	\$170,000	4	245		0			0		\$192,000	1	116	\$35,000	1	51	\$121,000	2	256
Wanganui City	\$175,000	35	111	\$197,000	62	64	\$168,000	20	83	\$150,000	60	67	\$162,500	44	69	\$185,000	47	57
Raetihi/Ohakune/Taihape	\$183,500	6	231	\$146,250	10	43	\$151,000	2	156	\$171,250	4	214	\$191,500	4	1,410	\$211,000	5	168
Rangitikei	\$135,000	6	61	\$186,000	11	16	\$98,750	4	34	\$229,500	9	209	\$175,000	14	56	\$145,500	10	77
Wanganui Country		0			0		\$348,500	2	230	\$270,000	3	40	\$277,500	2	28	\$228,000	2	301
<i>Wanganui</i>	<i>\$170,000</i>	<i>51</i>	<i>111</i>	<i>\$190,000</i>	<i>83</i>	<i>53</i>	<i>\$168,000</i>	<i>28</i>	<i>83</i>	<i>\$159,000</i>	<i>77</i>	<i>86</i>	<i>\$167,000</i>	<i>65</i>	<i>60</i>	<i>\$185,000</i>	<i>66</i>	<i>64</i>
<u>Wanganui Region</u>	<u>\$170,000</u>	<u>51</u>	<u>111</u>	<u>\$190,000</u>	<u>83</u>	<u>53</u>	<u>\$168,000</u>	<u>28</u>	<u>83</u>	<u>\$159,000</u>	<u>77</u>	<u>86</u>	<u>\$167,000</u>	<u>65</u>	<u>60</u>	<u>\$185,000</u>	<u>66</u>	<u>64</u>
<u>Manawatu/Wanganui</u>	<u>\$230,000</u>	<u>245</u>	<u>59</u>	<u>\$225,000</u>	<u>297</u>	<u>31</u>	<u>\$232,950</u>	<u>156</u>	<u>51</u>	<u>\$221,750</u>	<u>248</u>	<u>49</u>	<u>\$227,000</u>	<u>225</u>	<u>43</u>	<u>\$226,750</u>	<u>263</u>	<u>48</u>

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

Taranaki Medians and Numbers Sold

	Oct 2008			Oct 2009			Oct 2010			Oct 2011			Sep 2012			Oct 2012		
	Median	No. Sold	Days to Sell	Median	No. Sold	Days to Sell	Median	No. Sold	Days to Sell	Median	No. Sold	Days to Sell	Median	No. Sold	Days to Sell	Median	No. Sold	Days to Sell
Taranaki Country	\$250,000	19	63	\$228,000	33	34	\$197,000	16	60	\$235,000	23	124	\$235,000	21	100	\$209,000	33	84
Waitara	\$209,500	6	60	\$197,000	7	49	\$196,000	4	124	\$190,000	7	36	\$245,125	4	40	\$177,500	12	153
New Plymouth City	\$302,000	79	56	\$322,500	88	32	\$315,000	63	49	\$308,000	70	39	\$299,000	67	38	\$323,750	90	36
Bell Block	\$332,500	14	78	\$336,500	8	30	\$360,000	5	47	\$350,000	19	27	\$415,000	6	50	\$384,000	14	28
Stratford	\$185,000	11	55	\$167,000	5	227	\$173,000	7	54	\$230,000	1	70	\$180,000	3	22	\$265,000	10	237
Hawera	\$178,750	16	83	\$217,250	18	71	\$229,000	17	68	\$210,000	14	77	\$220,000	19	43	\$175,000	29	58
<u>Taranaki</u>	<u>\$285,000</u>	<u>145</u>	<u>60</u>	<u>\$275,000</u>	<u>159</u>	<u>36</u>	<u>\$285,000</u>	<u>112</u>	<u>53</u>	<u>\$290,500</u>	<u>134</u>	<u>42</u>	<u>\$267,750</u>	<u>120</u>	<u>42</u>	<u>\$259,500</u>	<u>188</u>	<u>56</u>

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

Wellington Medians and Numbers Sold

	Oct 2008			Oct 2009			Oct 2010			Oct 2011			Sep 2012			Oct 2012		
	Median	No. Sold	Days to Sell	Median	No. Sold	Days to Sell	Median	No. Sold	Days to Sell	Median	No. Sold	Days to Sell	Median	No. Sold	Days to Sell	Median	No. Sold	Days to Sell
Wairarapa	\$254,000	36	108	\$251,500	60	48	\$222,500	38	39	\$230,000	47	62	\$230,000	59	80	\$280,000	52	54
Upper Hutt	\$330,000	53	75	\$333,000	63	26	\$342,500	32	52	\$349,000	52	31	\$347,500	56	39	\$368,500	80	35
Hutt Valley	\$320,000	101	46	\$363,000	143	32	\$353,500	82	43	\$341,000	102	30	\$392,850	92	36	\$360,250	158	27
Otaki / Paekakariki	\$346,000	72	62	\$355,000	105	37	\$329,000	71	53	\$370,000	77	66	\$338,500	87	45	\$328,500	106	43
Pukerua Bay / Tawa	\$365,250	52	44	\$364,625	78	34	\$349,500	68	47	\$429,000	64	42	\$386,500	67	40	\$360,100	79	36
Northern Wellington	\$415,000	59	40	\$482,521	71	23	\$415,000	65	30	\$431,250	80	26	\$470,000	71	22	\$491,750	86	23
Western Wellington	\$540,000	28	32	\$520,000	54	22	\$483,500	32	27	\$551,000	36	25	\$532,000	30	26	\$602,500	34	21
Southern Wellington	\$466,000	27	20	\$492,000	49	22	\$525,000	33	23	\$471,000	27	22	\$498,000	26	28	\$500,000	51	24
Eastern Wellington	\$412,000	23	37	\$535,000	32	23	\$450,000	21	29	\$500,000	27	24	\$513,000	33	24	\$565,000	38	18
Central Wellington	\$391,500	38	47	\$510,950	102	7	\$467,500	54	45	\$340,000	43	53	\$405,000	52	52	\$430,000	45	39
<u>Wellington</u>	<u>\$369,000</u>	<u>489</u>	<u>49</u>	<u>\$415,000</u>	<u>757</u>	<u>27</u>	<u>\$390,336</u>	<u>496</u>	<u>40</u>	<u>\$392,500</u>	<u>555</u>	<u>33</u>	<u>\$400,000</u>	<u>573</u>	<u>35</u>	<u>\$403,000</u>	<u>729</u>	<u>30</u>

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

Nelson/Marlborough Medians and Numbers Sold

	Oct 2008			Oct 2009			Oct 2010			Oct 2011			Sep 2012			Oct 2012		
	Median	No. Sold	Days to Sell	Median	No. Sold	Days to Sell	Median	No. Sold	Days to Sell	Median	No. Sold	Days to Sell	Median	No. Sold	Days to Sell	Median	No. Sold	Days to Sell
Nelson City Zone	\$315,000	51	63	\$315,000	93	28	\$345,000	59	38	\$330,000	68	33	\$339,750	83	31	\$355,000	83	32
Richmond	\$349,000	13	24	\$369,250	24	31	\$355,000	18	23	\$439,000	25	21	\$422,500	28	36	\$380,000	16	22
Motueka	\$303,000	9	81	\$267,000	17	48	\$255,000	9	79	\$320,500	22	56	\$385,250	20	47	\$327,000	22	75
Takaka	\$346,000	5	100		0		\$290,000	5	32	\$375,000	4	346	\$414,000	2	51	\$410,150	3	20
Nelson Country	\$368,000	17	96	\$380,000	13	19	\$389,000	9	27	\$362,500	18	60	\$363,000	14	56	\$442,000	14	27
<i>Nelson Council = Nelson City Zone PLUS Nelson Country, Richmond, Takaka & Motueka Zones</i>	<i>\$328,500</i>	<i>95</i>	<i>65</i>	<i>\$340,000</i>	<i>147</i>	<i>30</i>	<i>\$342,500</i>	<i>100</i>	<i>36</i>	<i>\$350,000</i>	<i>137</i>	<i>34</i>	<i>\$365,000</i>	<i>147</i>	<i>35</i>	<i>\$368,000</i>	<i>138</i>	<i>32</i>
Marlborough Sounds		0		\$515,000	1	28	\$485,000	3	29	\$972,500	2	98	\$440,000	5	189	\$420,000	5	120
Marlborough/Kaikoura	\$320,000	63	36	\$283,050	58	57	\$250,000	48	54	\$318,913	67	30	\$297,000	67	50	\$292,000	99	57
<i>Marlborough</i>	<i>\$320,000</i>	<i>63</i>	<i>36</i>	<i>\$285,000</i>	<i>59</i>	<i>56</i>	<i>\$262,000</i>	<i>51</i>	<i>53</i>	<i>\$325,000</i>	<i>69</i>	<i>30</i>	<i>\$298,250</i>	<i>72</i>	<i>53</i>	<i>\$292,000</i>	<i>104</i>	<i>57</i>
<u>Nelson/Marlborough</u>	<u>\$325,000</u>	<u>158</u>	<u>53</u>	<u>\$320,000</u>	<u>206</u>	<u>32</u>	<u>\$320,000</u>	<u>151</u>	<u>38</u>	<u>\$343,500</u>	<u>206</u>	<u>33</u>	<u>\$353,000</u>	<u>219</u>	<u>38</u>	<u>\$340,000</u>	<u>242</u>	<u>40</u>

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

Canterbury/Westland Medians and Numbers Sold

	Oct 2008			Oct 2009			Oct 2010			Oct 2011			Sep 2012			Oct 2012		
	Median	No. Sold	Days to Sell	Median	No. Sold	Days to Sell	Median	No. Sold	Days to Sell	Median	No. Sold	Days to Sell	Median	No. Sold	Days to Sell	Median	No. Sold	Days to Sell
Central (Inside,4 Avenues)	\$302,500	12	38	\$325,000	23	29	\$328,500	12	47	\$285,000	3	21	\$329,000	5	127	\$460,000	11	24
Nth East(Avnda/Avsi/Bur/Park)	\$312,500	48	53	\$315,550	57	25	\$318,750	24	35	\$370,000	23	28	\$340,000	25	21	\$437,500	20	27
East(Aran/Bxly/Brom/Linwd)	\$240,000	27	53	\$212,000	35	37	\$260,000	14	41	\$238,250	22	38	\$222,500	20	29	\$223,750	24	41
Sth East(Hthct/Opawa/Wlstn)	\$240,000	23	39	\$266,500	26	24	\$262,000	15	71	\$285,000	11	55	\$232,000	17	27	\$280,000	15	35
Sth Inner (Sydhm/Wlthm)	\$227,000	11	42	\$264,000	14	42	\$214,500	4	21	\$234,250	6	74	\$252,500	14	30	\$262,500	18	26
Sth Outer (Beck/Bow/Casfl/Stma)	\$305,000	15	36	\$356,500	32	31	\$399,500	16	35	\$450,000	17	28	\$372,500	7	28	\$458,000	14	18
S/W Inner(Addtn/Smfld/Sprey)	\$250,000	27	37	\$285,500	31	21	\$317,000	24	27	\$284,000	30	29	\$313,750	26	18	\$314,750	34	24
S/W Outer(Hlsw/Himtn/Hnhy)	\$329,500	39	63	\$340,000	51	17	\$320,000	23	41	\$405,000	33	25	\$373,000	27	22	\$368,500	37	16
West Inner(Riccn/Upper Riccn)	\$300,000	23	40	\$380,000	21	32	\$342,000	9	37	\$360,000	17	32	\$340,000	27	23	\$348,250	27	29
West Outer (Heih/Hby/Sckbn/Tem)	\$262,500	20	52	\$268,500	34	19	\$265,500	20	53	\$329,000	28	27	\$380,000	41	18	\$395,000	31	21
N/W Inner(Fendn/Ilam/Meriv)	\$485,000	39	27	\$565,000	51	26	\$483,500	34	47	\$486,000	39	39	\$513,500	26	37	\$490,500	46	35
Avonhead	\$350,000	25	55	\$425,000	24	19	\$377,500	16	41	\$410,000	25	28	\$380,000	25	32	\$400,000	35	25
N/W Outer(Brynd/Burns)	\$425,444	24	39	\$335,500	38	23	\$328,000	25	35	\$367,500	26	37	\$403,000	33	29	\$380,000	41	23
Nth Inner(Dal/Rich/Shly/Stalb)	\$275,000	49	32	\$333,000	77	23	\$323,000	29	37	\$295,000	29	33	\$289,000	39	24	\$335,000	53	30
Nth Outer (Bfst/Bish/Pap/Redwd)	\$342,500	50	26	\$319,250	64	20	\$322,750	34	36	\$336,250	62	27	\$372,500	42	27	\$350,000	45	21
Seaside Sth(Rdcfs/Sumfl)	\$488,000	13	35	\$570,000	15	31	\$522,500	10	47	\$375,000	3	7	\$460,000	5	34	\$442,500	10	29
Seaside Nth (Nb/Nthbeach/Sthnb)	\$310,500	19	28	\$269,000	25	19	\$280,000	17	53	\$295,000	17	38	\$291,500	14	57	\$250,250	17	41
All Hill (Cash/Clh/Mtp/Scar/Wm)	\$485,000	15	39	\$515,000	29	35	\$510,000	13	50	\$480,000	10	44	\$627,500	14	32	\$553,750	8	35
Harbourside(All Lytln&Harbour)	\$356,000	10	38	\$305,000	7	150	\$305,000	4	203	\$328,000	6	106	\$363,000	11	67	\$532,000	10	52
<i>Christchurch City</i>	<i>\$310,000</i>	<i>489</i>	<i>39</i>	<i>\$330,000</i>	<i>654</i>	<i>25</i>	<i>\$338,000</i>	<i>343</i>	<i>41</i>	<i>\$345,000</i>	<i>407</i>	<i>30</i>	<i>\$350,250</i>	<i>418</i>	<i>28</i>	<i>\$361,750</i>	<i>496</i>	<i>27</i>
Banks Pen(East Of Motukarara)	\$655,000	1		\$389,000	3	36	\$430,000	1	29	\$714,000	2	13	\$332,000	5	26	\$357,500	4	42

	Oct 2008			Oct 2009			Oct 2010			Oct 2011			Sep 2012			Oct 2012		
	Median	No. Sold	Days to Sell	Median	No. Sold	Days to Sell	Median	No. Sold	Days to Sell	Median	No. Sold	Days to Sell	Median	No. Sold	Days to Sell	Median	No. Sold	Days to Sell
Kaiapoi	\$286,500	18	31	\$285,500	27	21	\$320,000	7	33	\$324,000	24	15	\$345,000	13	25	\$345,000	17	28
Rangiora	\$295,000	37	59	\$279,000	34	30	\$260,000	25	42	\$343,250	42	27	\$410,000	23	27	\$374,000	33	22
Nth Cant(All Nth&W Ofnthewaimk)	\$310,000	9	57	\$289,500	38	66	\$393,500	14	34	\$371,500	36	83	\$315,000	25	51	\$355,000	29	58
Cant Ctry(Alloth W&S To Midcan)	\$350,000	39	51	\$368,000	43	30	\$377,500	30	44	\$410,000	45	30	\$392,500	50	21	\$507,500	48	28
Mid Cant(Rakaia/R-Rangitata R)	\$265,000	29	25	\$254,000	55	52	\$233,000	25	54	\$258,250	32	54	\$270,500	36	23	\$288,500	40	25
Timaru	\$243,000	53	45	\$239,500	59	30	\$235,000	37	96	\$227,500	46	35	\$260,000	49	40	\$226,500	58	23
Sth Cant(Below Rangitata Riv)	\$181,500	37	121	\$206,500	28	81	\$208,250	18	35	\$195,000	31	108	\$178,000	35	83	\$215,000	45	108
West Coast	\$202,000	28	55	\$180,000	39	56	\$190,000	33	78	\$220,000	31	58	\$211,320	28	74	\$185,000	15	177
<i>Other Canterbury/Westland</i>	<i>\$252,000</i>	<i>251</i>	<i>57</i>	<i>\$265,000</i>	<i>326</i>	<i>38</i>	<i>\$260,750</i>	<i>190</i>	<i>50</i>	<i>\$290,000</i>	<i>289</i>	<i>37</i>	<i>\$290,000</i>	<i>264</i>	<i>34</i>	<i>\$300,000</i>	<i>289</i>	<i>30</i>
<i>Outer Canterbury</i>	<i>\$252,000</i>	<i>251</i>	<i>57</i>	<i>\$265,000</i>	<i>326</i>	<i>38</i>	<i>\$260,750</i>	<i>190</i>	<i>50</i>	<i>\$290,000</i>	<i>289</i>	<i>37</i>	<i>\$290,000</i>	<i>264</i>	<i>34</i>	<i>\$300,000</i>	<i>289</i>	<i>30</i>
<i>Canterbury/Westland</i>	<i>\$292,000</i>	<i>740</i>	<i>43</i>	<i>\$310,000</i>	<i>980</i>	<i>28</i>	<i>\$315,000</i>	<i>533</i>	<i>42</i>	<i>\$329,000</i>	<i>696</i>	<i>32</i>	<i>\$330,000</i>	<i>682</i>	<i>29</i>	<i>\$343,000</i>	<i>785</i>	<i>28</i>

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

Central Otago Lakes Medians and Numbers Sold

	Oct 2008			Oct 2009			Oct 2010			Oct 2011			Sep 2012			Oct 2012		
	Median	No. Sold	Days to Sell	Median	No. Sold	Days to Sell	Median	No. Sold	Days to Sell	Median	No. Sold	Days to Sell	Median	No. Sold	Days to Sell	Median	No. Sold	Days to Sell
Central	\$395,000	39	68	\$372,500	41	87	\$337,000	31	41	\$380,000	35	57	\$372,500	60	53	\$320,500	60	54
Queenstown	\$500,000	40	80	\$555,000	45	44	\$477,500	32	81	\$475,000	33	80	\$575,750	42	41	\$517,000	45	55
<u>Central Otago Lakes</u>	<u>\$475,000</u>	<u>79</u>	<u>68</u>	<u>\$483,000</u>	<u>86</u>	<u>59</u>	<u>\$385,000</u>	<u>63</u>	<u>64</u>	<u>\$420,000</u>	<u>68</u>	<u>57</u>	<u>\$440,250</u>	<u>102</u>	<u>45</u>	<u>\$406,500</u>	<u>105</u>	<u>54</u>

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

Otago Medians and Numbers Sold

	Oct 2008			Oct 2009			Oct 2010			Oct 2011			Sep 2012			Oct 2012		
	Median	No. Sold	Days to Sell	Median	No. Sold	Days to Sell	Median	No. Sold	Days to Sell	Median	No. Sold	Days to Sell	Median	No. Sold	Days to Sell	Median	No. Sold	Days to Sell
North Otago	\$221,500	26	62	\$220,000	43	52	\$177,500	20	115	\$181,000	32	72	\$210,000	36	91	\$222,500	34	49
Dunedin City	\$240,000	157	36	\$255,000	181	24	\$259,500	150	36	\$250,000	175	26	\$260,000	185	25	\$251,250	202	28
South Otago	\$140,000	15	53	\$150,000	19	42	\$140,000	5	55	\$119,000	16	59	\$160,000	19	78	\$130,000	17	37
East Otago	\$122,000	3	28	\$180,000	4	33	\$245,000	5	90	\$209,000	6	81	\$180,000	6	30	\$258,000	4	19
<u>Otago</u>	<u>\$230,000</u>	<u>201</u>	<u>38</u>	<u>\$235,000</u>	<u>247</u>	<u>28</u>	<u>\$245,000</u>	<u>180</u>	<u>42</u>	<u>\$232,000</u>	<u>229</u>	<u>30</u>	<u>\$235,000</u>	<u>246</u>	<u>32</u>	<u>\$240,000</u>	<u>257</u>	<u>29</u>

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

Southland Medians and Numbers Sold

	Oct 2008			Oct 2009			Oct 2010			Oct 2011			Sep 2012			Oct 2012		
	Median	No. Sold	Days to Sell	Median	No. Sold	Days to Sell	Median	No. Sold	Days to Sell	Median	No. Sold	Days to Sell	Median	No. Sold	Days to Sell	Median	No. Sold	Days to Sell
Invercargill	\$188,750	86	38	\$186,000	113	31	\$169,500	68	34	\$207,000	93	27	\$200,000	97	28	\$200,500	104	31
Bluff	\$169,000	6	70	\$140,000	1	97	\$185,000	1	143	\$125,000	3	71	\$172,750	6	118	\$207,000	2	
Gore	\$182,500	22	44	\$149,350	20	36	\$121,000	13	33	\$191,500	19	20	\$191,000	8	73	\$245,500	18	16
Riverton	\$450,000	5	87	\$158,000	11	168	\$250,000	4	377	\$192,000	4	254	\$200,000	3	19	\$162,500	2	
Winton	\$312,000	8	18	\$156,500	12	11	\$145,000	4	59	\$303,500	8	62	\$172,500	1	74	\$180,000	13	56
Te Anau	\$277,500	5	74	\$254,000	3	27		0		\$250,000	3	225	\$243,000	2	205	\$232,500	5	75
<u>Southland</u>	<u>\$198,500</u>	<u>132</u>	<u>39</u>	<u>\$180,750</u>	<u>160</u>	<u>31</u>	<u>\$169,500</u>	<u>90</u>	<u>34</u>	<u>\$204,000</u>	<u>130</u>	<u>31</u>	<u>\$200,000</u>	<u>117</u>	<u>29</u>	<u>\$203,550</u>	<u>144</u>	<u>34</u>

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

National Sales Distribution

Price Band	Oct 2010	Oct 2011	Sep 2012	Oct 2012
Under \$400,000	2343	2933	3110	3528
\$400,000 - \$599,999	990	1306	1421	1746
\$600,000 - \$999,999	451	601	877	1039
\$1 million and over	119	167	245	328
Total	3903	5007	5653	6641