

Dwellings Median Price Comparison Over Last 10 Years

District	Dec 2003	Dec 2004	Dec 2005	Dec 2006	Dec 2007	Dec 2008	Dec 2009	Dec 2010	Dec 2011	Nov 2012	Dec 2012
Northland	\$195,000	\$220,000	\$290,000	\$290,500	\$335,000	\$312,500	\$306,000	\$296,000	\$289,000	\$293,750	\$307,250
Auckland	\$325,000	\$350,000	\$395,000	\$422,500	\$460,000	\$440,000	\$470,000	\$455,000	\$484,375	\$540,000	\$535,000
Waikato/BOP	\$195,000	\$230,000	\$269,000	\$300,000	\$330,000	\$302,800	\$320,000	\$315,000	\$305,000	\$320,000	\$320,750
Hawkes Bay	\$178,000	\$225,000	\$251,000	\$255,000	\$273,267	\$265,000	\$290,000	\$285,000	\$271,750	\$275,000	\$253,250
Manawatu/Wanganui	\$134,250	\$150,000	\$184,500	\$215,000	\$244,000	\$223,500	\$230,000	\$220,000	\$220,750	\$228,750	\$232,000
Taranaki	\$136,250	\$186,000	\$230,000	\$270,000	\$260,000	\$260,000	\$280,000	\$268,000	\$285,000	\$266,500	\$281,000
Wellington	\$240,500	\$276,250	\$316,000	\$365,000	\$370,000	\$370,000	\$400,000	\$400,000	\$387,000	\$405,000	\$407,500
Nelson/Marlborough	\$286,000	\$265,000	\$281,000	\$320,000	\$338,000	\$300,000	\$343,500	\$327,000	\$331,500	\$325,000	\$352,000
Canterbury/Westland	\$190,000	\$232,250	\$263,000	\$290,000	\$315,000	\$299,000	\$320,000	\$305,000	\$325,000	\$345,000	\$351,000
Central Otago Lakes	\$375,000	\$350,000	\$490,000	\$422,500	\$419,000	\$427,500	\$432,500	\$400,000	\$435,000	\$425,000	\$450,000
Otago	\$145,500	\$194,250	\$205,000	\$229,000	\$250,050	\$230,000	\$230,000	\$235,000	\$245,000	\$258,000	\$247,500
Southland	\$96,000	\$122,250	\$140,000	\$150,000	\$191,000	\$166,000	\$184,000	\$184,000	\$195,500	\$197,500	\$187,500
New Zealand Total	\$228,500	\$260,000	\$295,000	\$330,000	\$345,000	\$328,500	\$360,000	\$352,000	\$355,000	\$383,250	\$389,000

Total Dwellings Sales Comparison Over Last 10 Years

District	Dec 2003	Dec 2004	Dec 2005	Dec 2006	Dec 2007	Dec 2008	Dec 2009	Dec 2010	Dec 2011	Nov 2012	Dec 2012
Northland	284	255	213	231	147	116	113	95	113	170	155
Auckland	2,672	2,562	2,123	2,779	1,665	1,269	1,646	1,428	1,826	2,920	2,167
Waikato/BOP	1,535	1,639	1,131	1,252	852	613	715	620	783	1,021	748
Hawkes Bay	369	295	252	267	246	166	182	169	164	215	178
Manawatu/Wanganui	428	459	404	402	289	212	204	177	258	314	271
Taranaki	232	265	153	199	150	125	141	104	148	202	132
Wellington	857	934	791	977	598	489	548	586	577	813	611
Nelson/Marlborough	286	270	238	272	249	189	195	159	204	267	237
Canterbury/Westland	1,260	1,172	1,021	1,209	825	705	754	637	787	901	799
Central Otago Lakes	99	117	119	139	124	84	95	67	87	124	103
Otago	390	356	275	306	260	221	231	231	243	351	231
Southland	257	222	186	212	192	113	133	124	126	156	122
New Zealand Total	8,669	8,546	6,906	8,245	5,597	4,302	4,957	4,397	5,316	7,454	5,754

Dwellings Medians Days To Sell Comparison Over Last 10 Years

District	Dec 2003	Dec 2004	Dec 2005	Dec 2006	Dec 2007	Dec 2008	Dec 2009	Dec 2010	Dec 2011	Nov 2012	Dec 2012
Northland	46	33	38	42	45	52	45	88	54	58	60
Auckland	24	31	28	29	34	37	31	33	31	30	29
Waikato/BOP	29	29	28	37	41	54	42	53	47	45	52
Hawkes Bay	24	40	32	32	51	52	42	50	61	42	42
Manawatu/Wanganui	24	25	23	27	43	67	42	53	41	43	38
Taranaki	27	24	36	30	41	51	41	64	48	46	49
Wellington	24	28	23	22	34	48	28	38	33	30	30
Nelson/Marlborough	23	39	38	26	35	46	32	42	37	36	35
Canterbury/Westland	20	23	25	26	33	44	29	36	29	28	28
Central Otago Lakes	25	44	41	42	41	63	47	44	59	49	51
Otago	19	22	27	29	34	47	29	38	31	28	31
Southland	15	27	24	24	26	37	34	40	30	34	35
New Zealand Total	23	29	27	29	36	45	33	39	35	33	32

Residential Value Of Sales By District

District	Value
Northland	\$59,607,050
Auckland	\$1,366,814,804
Waikato/BOP	\$276,253,316
Hawkes Bay	\$51,231,960
Manawatu/Wanganui	\$68,327,348
Taranaki	\$44,289,450
Wellington	\$277,958,605
Nelson/Marlborough	\$97,575,305
Canterbury/Westland	\$331,850,313
Central Otago Lakes	\$70,496,500
Otago	\$61,622,450
Southland	\$25,970,566
New Zealand Total	\$2,731,997,667

Dwellings & Sections Median Price By District

District	Dwellings	Sections
Northland	\$307,250	\$130,000
Auckland	\$535,000	\$327,500
Waikato/BOP	\$320,750	\$160,000
Hawkes Bay	\$253,250	\$150,000
Manawatu/Wanganui	\$232,000	\$84,000
Taranaki	\$281,000	\$145,000
Wellington	\$407,500	\$155,000
Nelson/Marlborough	\$352,000	\$192,500
Canterbury/Westland	\$351,000	\$155,000
Central Otago Lakes	\$450,000	\$245,000
Otago	\$247,500	\$75,160
Southland	\$187,500	\$60,000
New Zealand Total	\$389,000	\$190,000

Dwellings Percentage Difference Over 12 Months

District	Dec 2011	Dec 2012	% increase
Northland	\$289,000	\$307,250	6.31
Auckland	\$484,375	\$535,000	10.45
Waikato/BOP	\$305,000	\$320,750	5.16
Hawkes Bay	\$271,750	\$253,250	-6.80
Manawatu/Wanganui	\$220,750	\$232,000	5.09
Taranaki	\$285,000	\$281,000	-1.40
Wellington	\$387,000	\$407,500	5.29
Nelson/Marlborough	\$331,500	\$352,000	6.18
Canterbury/Westland	\$325,000	\$351,000	8.00
Central Otago Lakes	\$435,000	\$450,000	3.44
Otago	\$245,000	\$247,500	1.02
Southland	\$195,500	\$187,500	-4.09
New Zealand Total	\$355,000	\$389,000	9.57

Northland Medians and Numbers Sold

	Dec 2008			Dec 2009			Dec 2010			Dec 2011			Nov 2012			Dec 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	\$429,500	2	525	\$358,000	1	8	\$246,500	2	12	\$269,500	6	98	\$492,500	8	70	\$340,000	11	54
Kaitiaki & Far North	\$175,500	6	36	\$207,500	8	50	\$160,000	1	67	\$252,500	4	52	\$140,000	3	28	\$125,000	7	47
Whangaroa/Kaeo		0			0		\$492,500	2	147	\$409,750	2	665	\$425,000	1	700	\$467,000	1	238
Hokianga	\$110,000	1	224	\$177,500	2	348		0			0		\$215,000	1	98		0	
Kaikohe	\$206,320	1	80	\$92,000	3	19	\$140,000	3	360	\$110,000	5	94	\$83,000	1	181		0	
Paihia	\$280,100	5	227		0		\$351,000	1	128	\$472,500	4	120	\$394,000	7	133	\$290,000	5	35
Kawakawa		0		\$150,000	1	0		0		\$155,000	1	173	\$163,000	1	92	\$31,300	1	45
Moerewa		0			0			0			0			0			0	
Kerikeri	\$435,000	15	65	\$486,000	14	131	\$388,050	13	71	\$328,000	11	53	\$410,000	24	64	\$441,000	20	59
Russell	\$1,000,000	2	724	\$349,000	1	272	\$580,000	4	121	\$382,500	2	539	\$165,000	1	47	\$350,000	3	929
Dargaville Borough	\$295,000	7	41	\$212,000	9	45	\$247,500	2	66	\$125,000	8	78	\$202,000	7	56	\$175,000	5	51
Whangarei County	\$400,000	17	46	\$425,000	10	63	\$281,000	13	87	\$330,000	15	51	\$375,000	29	61	\$376,000	24	118
Whangarei City	\$273,000	53	48	\$280,000	51	39	\$277,500	51	75	\$261,500	46	43	\$261,000	78	53	\$267,000	59	52
Otamatea County	\$320,000	7	227	\$428,000	13	85	\$460,000	3	124	\$354,000	9	87	\$300,000	9	173	\$375,000	19	204
<i>Northland</i>	<i>\$312,500</i>	<i>116</i>	<i>52</i>	<i>\$306,000</i>	<i>113</i>	<i>45</i>	<i>\$296,000</i>	<i>95</i>	<i>88</i>	<i>\$289,000</i>	<i>113</i>	<i>54</i>	<i>\$293,750</i>	<i>170</i>	<i>58</i>	<i>\$307,250</i>	<i>155</i>	<i>60</i>

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

Auckland Medians and Numbers Sold

	Dec 2008			Dec 2009			Dec 2010			Dec 2011			Nov 2012			Dec 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	\$565,000	37	42	\$610,000	50	34	\$686,000	49	39	\$705,000	60	33	\$729,000	89	32	\$689,000	68	33
East Coast Bays	\$528,888	63	30	\$533,800	91	31	\$563,750	86	34	\$590,000	103	31	\$660,000	179	28	\$670,000	116	29
Glenfield Area	\$345,000	33	37	\$395,500	59	35	\$410,000	53	34	\$440,000	99	20	\$495,000	126	25	\$480,000	119	26
Birkenhead Area	\$499,750	32	40	\$505,000	59	27	\$506,750	42	39	\$613,750	60	26	\$675,000	71	29	\$567,500	50	29
Milford/Takapuna	\$465,500	18	36	\$658,750	40	31	\$613,800	49	34	\$675,000	35	30	\$770,000	54	32	\$747,500	48	32
Devonport Area	\$520,000	19	48	\$690,000	21	29	\$795,000	18	33	\$855,250	34	36	\$818,500	40	37	\$636,000	19	29
<i>North Shore City</i>	<i>\$490,500</i>	<i>202</i>	<i>38</i>	<i>\$526,500</i>	<i>320</i>	<i>31</i>	<i>\$550,000</i>	<i>297</i>	<i>36</i>	<i>\$575,000</i>	<i>391</i>	<i>29</i>	<i>\$645,000</i>	<i>559</i>	<i>28</i>	<i>\$600,250</i>	<i>420</i>	<i>29</i>
Upper Harbour	\$553,500	16	31	\$560,000	9	25	\$420,000	17	51	\$587,500	20	37	\$570,500	22	29	\$675,000	19	31
Waitakeres	\$680,000	3	62	\$511,000	3	15	\$520,000	1	1	\$348,000	1		\$549,000	4	43	\$750,000	5	52
Henderson Area	\$372,000	84	39	\$374,000	80	31	\$341,000	95	32	\$397,570	119	31	\$435,000	239	27	\$435,750	190	28
Glen Eden Area	\$335,000	43	28	\$355,000	42	27	\$355,000	49	32	\$345,000	51	21	\$409,000	76	26	\$385,000	59	29
Titirangi Area	\$430,000	27	34	\$529,000	31	33	\$417,750	20	26	\$465,000	43	30	\$521,000	39	28	\$580,000	28	30
<i>Waitakere City</i>	<i>\$375,000</i>	<i>173</i>	<i>35</i>	<i>\$385,000</i>	<i>165</i>	<i>30</i>	<i>\$365,000</i>	<i>182</i>	<i>32</i>	<i>\$418,500</i>	<i>234</i>	<i>29</i>	<i>\$446,000</i>	<i>380</i>	<i>27</i>	<i>\$442,000</i>	<i>301</i>	<i>29</i>
Mount Roskill Area	\$411,000	59	37	\$455,000	84	27	\$445,000	59	34	\$500,000	102	29	\$583,000	125	28	\$590,350	118	29
Mount Albert Area	\$540,000	35	29	\$610,000	55	25	\$520,000	30	29	\$644,588	31	25	\$597,875	84	31	\$665,000	59	29
City / Pt Chev	\$320,000	144	31	\$360,000	169	28	\$359,500	136	28	\$300,000	163	28	\$392,500	264	31	\$416,750	174	28
Mt Eden / Epsom	\$610,000	75	32	\$636,000	98	24	\$725,500	55	31	\$810,000	72	31	\$950,000	129	29	\$780,500	104	27
Eastern Suburbs	\$675,000	93	37	\$820,000	123	28	\$801,250	98	32	\$818,000	136	33	\$942,000	201	30	\$916,000	146	28
Ellerslie / Panmure	\$450,000	20	42	\$437,500	22	33	\$425,000	21	24	\$499,500	25	26	\$590,000	63	27	\$550,000	33	30
Onehunga / Penrose	\$377,100	34	38	\$401,000	54	30	\$380,000	39	26	\$436,500	50	33	\$455,000	89	31	\$447,000	71	26
Islands Of Gulf	\$457,500	16	62	\$500,000	17	32	\$473,500	18	70	\$445,000	23	86	\$511,000	40	44	\$482,500	32	49
<i>Auckland City</i>	<i>\$490,000</i>	<i>476</i>	<i>35</i>	<i>\$520,500</i>	<i>622</i>	<i>27</i>	<i>\$500,000</i>	<i>456</i>	<i>30</i>	<i>\$557,500</i>	<i>602</i>	<i>30</i>	<i>\$650,000</i>	<i>995</i>	<i>30</i>	<i>\$615,000</i>	<i>737</i>	<i>28</i>
Eastern Beaches	\$512,000	120	34	\$574,350	147	33	\$560,000	144	30	\$565,000	167	30	\$641,000	239	31	\$620,000	180	29

	Dec 2008			Dec 2009			Dec 2010			Dec 2011			Nov 2012			Dec 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	\$750,000	1	9		0		\$617,500	2	31		0		\$530,000	1	193	\$300,000	1	285
Papatoetoe Area	\$342,000	68	34	\$330,000	89	38	\$355,000	87	31	\$368,000	91	37	\$379,400	152	30	\$400,000	122	29
Manurewa Area	\$316,000	40	55	\$339,000	61	35	\$312,500	62	38	\$307,500	59	33	\$339,000	106	29	\$380,750	80	29
<i>Manukau City</i>	<i>\$431,000</i>	<i>229</i>	<i>35</i>	<i>\$457,000</i>	<i>297</i>	<i>34</i>	<i>\$455,000</i>	<i>295</i>	<i>33</i>	<i>\$475,000</i>	<i>317</i>	<i>33</i>	<i>\$502,500</i>	<i>498</i>	<i>30</i>	<i>\$500,000</i>	<i>383</i>	<i>29</i>
Papakura Area	\$358,000	41	47	\$337,000	43	36	\$300,000	37	40	\$300,000	55	32	\$367,250	114	32	\$445,900	52	33
<i>Papakura District</i>	<i>\$358,000</i>	<i>41</i>	<i>47</i>	<i>\$337,000</i>	<i>43</i>	<i>36</i>	<i>\$300,000</i>	<i>37</i>	<i>40</i>	<i>\$300,000</i>	<i>55</i>	<i>32</i>	<i>\$367,250</i>	<i>114</i>	<i>32</i>	<i>\$445,900</i>	<i>52</i>	<i>33</i>
<i>Metropolitan Auckland</i>	<i>\$440,000</i>	<i>1,121</i>	<i>36</i>	<i>\$480,000</i>	<i>1,447</i>	<i>29</i>	<i>\$465,000</i>	<i>1,267</i>	<i>32</i>	<i>\$498,000</i>	<i>1,599</i>	<i>30</i>	<i>\$555,000</i>	<i>2,546</i>	<i>29</i>	<i>\$549,000</i>	<i>1,893</i>	<i>29</i>
Rodney North	\$458,000	25	38	\$475,500	36	50	\$468,500	26	43	\$450,000	47	56	\$519,000	74	55	\$495,000	52	70
Hibiscus Coast	\$456,000	49	60	\$460,000	65	38	\$427,500	63	44	\$431,500	72	41	\$515,000	137	33	\$547,000	102	33
<i>Rodney District</i>	<i>\$457,000</i>	<i>74</i>	<i>54</i>	<i>\$465,000</i>	<i>101</i>	<i>40</i>	<i>\$432,000</i>	<i>89</i>	<i>44</i>	<i>\$433,000</i>	<i>119</i>	<i>44</i>	<i>\$515,000</i>	<i>211</i>	<i>37</i>	<i>\$512,250</i>	<i>154</i>	<i>38</i>
Franklin County	\$381,500	34	95	\$344,500	62	46	\$393,000	40	38	\$370,000	69	40	\$387,500	92	36	\$382,500	68	43
<i>Franklin District</i>	<i>\$381,500</i>	<i>34</i>	<i>95</i>	<i>\$344,500</i>	<i>62</i>	<i>46</i>	<i>\$393,000</i>	<i>40</i>	<i>38</i>	<i>\$370,000</i>	<i>69</i>	<i>40</i>	<i>\$387,500</i>	<i>92</i>	<i>36</i>	<i>\$382,500</i>	<i>68</i>	<i>43</i>
Thames / Coromandel	\$335,000	40	27	\$353,200	36	95	\$340,000	32	175	\$375,000	39	74	\$362,000	71	99	\$337,500	52	91
<i>Thames/Coromandel</i>	<i>\$335,000</i>	<i>40</i>	<i>27</i>	<i>\$353,200</i>	<i>36</i>	<i>95</i>	<i>\$340,000</i>	<i>32</i>	<i>175</i>	<i>\$375,000</i>	<i>39</i>	<i>74</i>	<i>\$362,000</i>	<i>71</i>	<i>99</i>	<i>\$337,500</i>	<i>52</i>	<i>91</i>
<i>Outer Auckland</i>	<i>\$420,000</i>	<i>148</i>	<i>54</i>	<i>\$405,000</i>	<i>199</i>	<i>47</i>	<i>\$410,000</i>	<i>161</i>	<i>47</i>	<i>\$415,000</i>	<i>227</i>	<i>45</i>	<i>\$452,500</i>	<i>374</i>	<i>40</i>	<i>\$459,000</i>	<i>274</i>	<i>42</i>
<i>Auckland</i>	<i>\$440,000</i>	<i>1,269</i>	<i>37</i>	<i>\$470,000</i>	<i>1,646</i>	<i>31</i>	<i>\$455,000</i>	<i>1,428</i>	<i>33</i>	<i>\$484,375</i>	<i>1,826</i>	<i>31</i>	<i>\$540,000</i>	<i>2,920</i>	<i>30</i>	<i>\$535,000</i>	<i>2,167</i>	<i>29</i>

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

Waikato/BOP Medians and Numbers Sold

	Dec 2008			Dec 2009			Dec 2010			Dec 2011			Nov 2012			Dec 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	\$267,500	84	58	\$283,000	120	55	\$275,000	83	69	\$248,000	129	58	\$285,000	181	77	\$264,000	134	50
Hamilton City	\$314,500	186	43	\$350,000	197	35	\$326,750	177	38	\$337,500	204	31	\$334,000	267	30	\$337,500	192	34
Western BOP Country	\$322,500	42	121	\$365,000	53	48	\$367,500	46	106	\$322,000	53	77	\$391,500	74	124	\$412,000	59	108
Mount Maunganui/Papamoa	\$435,000	46	74	\$440,000	59	51	\$410,000	49	62	\$418,000	75	51	\$400,000	101	51	\$405,000	69	68
Tauranga	\$357,125	64	62	\$337,500	95	43	\$379,500	84	63	\$315,500	108	45	\$343,000	143	53	\$349,000	102	50
Rotorua	\$230,000	67	51	\$215,100	63	59	\$220,000	55	55	\$242,750	68	48	\$217,000	97	36	\$210,000	61	56
Taupo	\$345,000	36	81	\$346,500	30	99	\$315,000	38	51	\$275,000	57	69	\$340,000	43	65	\$320,000	51	56
King Country	\$141,500	8	70	\$109,500	8	77	\$130,000	9	84	\$81,500	4	167	\$74,000	10	88	\$80,000	7	153
Gisborne City	\$240,000	33	35	\$252,500	48	33	\$223,000	33	48	\$225,000	37	47	\$253,000	52	42	\$227,250	32	39
Gisborne Country	\$280,000	3	64	\$150,000	3	120	\$234,000	3	98	\$445,000	1	119	\$117,500	6	56	\$410,000	1	17
Eastern BOP Country	\$267,500	44	49	\$295,000	39	67	\$275,000	43	52	\$250,000	47	62	\$265,000	47	66	\$257,000	40	70
<u>Waikato/BOP</u>	<u>\$302,800</u>	<u>613</u>	<u>54</u>	<u>\$320,000</u>	<u>715</u>	<u>42</u>	<u>\$315,000</u>	<u>620</u>	<u>53</u>	<u>\$305,000</u>	<u>783</u>	<u>47</u>	<u>\$320,000</u>	<u>1,021</u>	<u>45</u>	<u>\$320,750</u>	<u>748</u>	<u>52</u>

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

Hawkes Bay Medians and Numbers Sold

	Dec 2008			Dec 2009			Dec 2010			Dec 2011			Nov 2012			Dec 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	\$291,000	70	58	\$313,750	76	34	\$315,088	78	49	\$296,000	70	56	\$288,500	90	39	\$312,500	67	43
Hastings City	\$259,500	65	43	\$306,500	65	41	\$290,000	55	50	\$279,000	64	58	\$286,500	88	44	\$249,000	68	38
Hawkes Bay Country	\$135,000	7	125	\$366,000	10	98	\$243,750	12	94	\$340,000	8	37	\$236,250	14	77	\$311,000	10	65
Waipawa Area	\$176,000	1	129	\$285,000	2	49	\$158,000	3	97	\$105,000	2	43	\$207,500	3	128	\$199,500	4	17
Waipukurau Area	\$224,000	6	81	\$180,500	12	97	\$134,000	7	169	\$170,000	11	198	\$162,000	9	26	\$132,500	12	49
Dannevirke Borough	\$136,000	17	42	\$124,000	17	59	\$126,500	14	86	\$175,000	9	241	\$136,000	11	48	\$128,000	17	142
<u>Hawkes Bay</u>	<u>\$265,000</u>	<u>166</u>	<u>52</u>	<u>\$290,000</u>	<u>182</u>	<u>42</u>	<u>\$285,000</u>	<u>169</u>	<u>50</u>	<u>\$271,750</u>	<u>164</u>	<u>61</u>	<u>\$275,000</u>	<u>215</u>	<u>42</u>	<u>\$253,250</u>	<u>178</u>	<u>42</u>

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

Manawatu/Wanganui Medians and Numbers Sold

	Dec 2008			Dec 2009			Dec 2010			Dec 2011			Nov 2012			Dec 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	\$250,000	91	42	\$264,000	92	31	\$258,500	72	32	\$272,000	109	35	\$279,000	135	34	\$265,500	111	30
Feilding	\$222,500	28	101	\$236,000	16	43	\$210,000	20	32	\$224,250	26	26	\$259,000	28	54	\$246,000	33	42
Levin	\$182,020	19	72	\$188,000	18	78	\$210,000	19	144	\$172,500	21	36	\$157,500	30	50	\$170,500	30	41
Pahiatua	\$142,500	4	67	\$163,500	3	96	\$133,500	8	91	\$136,000	6	27	\$193,500	10	94	\$189,000	7	19
Manawatu Country	\$212,000	25	64	\$177,000	21	92	\$200,000	15	35	\$188,000	31	41	\$211,500	36	44	\$205,000	33	63
<i>Manawatu</i>	<i>\$230,000</i>	<i>167</i>	<i>63</i>	<i>\$237,000</i>	<i>150</i>	<i>40</i>	<i>\$221,250</i>	<i>134</i>	<i>40</i>	<i>\$230,000</i>	<i>193</i>	<i>36</i>	<i>\$245,000</i>	<i>239</i>	<i>42</i>	<i>\$244,000</i>	<i>214</i>	<i>37</i>
<u>Manawatu Region</u>	<u>\$230,000</u>	<u>167</u>	<u>63</u>	<u>\$237,000</u>	<u>150</u>	<u>40</u>	<u>\$221,250</u>	<u>134</u>	<u>40</u>	<u>\$230,000</u>	<u>193</u>	<u>36</u>	<u>\$245,000</u>	<u>239</u>	<u>42</u>	<u>\$244,000</u>	<u>214</u>	<u>37</u>
Waverley	\$273,500	3	232	\$148,000	3	244		0		\$111,000	1	57	\$60,000	8	40		0	
Wanganui City	\$160,000	30	130	\$206,500	32	48	\$175,000	29	94	\$170,000	44	41	\$167,000	51	66	\$189,500	46	50
Raetihi/Ohakune/Taihape	\$141,250	4	63	\$235,000	11	18		0		\$151,000	6	361	\$95,000	3	308	\$297,500	4	60
Rangitikei	\$205,000	4	171	\$154,000	5	100	\$160,000	9	126	\$190,000	11	51	\$150,000	12	30	\$125,000	5	394
Wanganui Country	\$292,000	4	27	\$345,000	3	117	\$357,500	5	182	\$355,000	3	41	\$435,000	1	55	\$342,000	2	30
<i>Wanganui</i>	<i>\$172,500</i>	<i>45</i>	<i>92</i>	<i>\$207,000</i>	<i>54</i>	<i>58</i>	<i>\$197,000</i>	<i>43</i>	<i>97</i>	<i>\$185,000</i>	<i>65</i>	<i>57</i>	<i>\$156,000</i>	<i>75</i>	<i>54</i>	<i>\$194,000</i>	<i>57</i>	<i>50</i>
<u>Wanganui Region</u>	<u>\$172,500</u>	<u>45</u>	<u>92</u>	<u>\$207,000</u>	<u>54</u>	<u>58</u>	<u>\$197,000</u>	<u>43</u>	<u>97</u>	<u>\$185,000</u>	<u>65</u>	<u>57</u>	<u>\$156,000</u>	<u>75</u>	<u>54</u>	<u>\$194,000</u>	<u>57</u>	<u>50</u>
<u>Manawatu/Wanganui</u>	<u>\$223,500</u>	<u>212</u>	<u>67</u>	<u>\$230,000</u>	<u>204</u>	<u>42</u>	<u>\$220,000</u>	<u>177</u>	<u>53</u>	<u>\$220,750</u>	<u>258</u>	<u>41</u>	<u>\$228,750</u>	<u>314</u>	<u>43</u>	<u>\$232,000</u>	<u>271</u>	<u>38</u>

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

Taranaki Medians and Numbers Sold

	Dec 2008			Dec 2009			Dec 2010			Dec 2011			Nov 2012			Dec 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	\$164,000	17	47	\$232,000	25	35	\$232,500	16	84	\$245,000	27	48	\$245,000	34	62	\$270,000	19	93
Waitara	\$147,500	4	56	\$220,000	9	42	\$194,000	6	4	\$248,500	9	49	\$182,500	14	41	\$185,000	10	69
New Plymouth City	\$280,000	66	46	\$335,000	69	38	\$325,000	52	52	\$295,500	62	39	\$309,600	94	31	\$312,000	70	31
Bell Block	\$335,000	10	68	\$310,000	13	27	\$320,000	7	73	\$367,000	20	53	\$408,000	15	47	\$417,000	10	34
Stratford	\$190,000	9	79	\$190,000	9	179	\$175,000	7	99	\$175,000	13	107	\$185,900	20	193	\$200,000	9	141
Hawera	\$225,000	19	69	\$205,000	16	58	\$229,000	16	50	\$210,000	17	41	\$205,000	25	15	\$198,750	14	53
<u>Taranaki</u>	<u>\$260,000</u>	<u>125</u>	<u>51</u>	<u>\$280,000</u>	<u>141</u>	<u>41</u>	<u>\$268,000</u>	<u>104</u>	<u>64</u>	<u>\$285,000</u>	<u>148</u>	<u>48</u>	<u>\$266,500</u>	<u>202</u>	<u>46</u>	<u>\$281,000</u>	<u>132</u>	<u>49</u>

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

Wellington Medians and Numbers Sold

	Dec 2008			Dec 2009			Dec 2010			Dec 2011			Nov 2012			Dec 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	\$240,000	44	68	\$260,000	55	55	\$222,500	46	92	\$250,000	35	88	\$241,000	67	93	\$248,000	49	52
Upper Hutt	\$265,000	35	59	\$305,000	43	27	\$310,000	75	35	\$355,000	65	42	\$348,000	66	36	\$334,000	68	30
Hutt Valley	\$360,000	97	47	\$362,000	87	29	\$372,000	111	33	\$354,000	111	31	\$350,000	153	27	\$356,000	118	29
Otaki / Paekakariki	\$317,500	69	41	\$335,000	81	38	\$350,000	66	44	\$347,000	89	52	\$350,000	108	41	\$325,000	73	34
Pukerua Bay / Tawa	\$385,000	42	45	\$371,000	52	42	\$410,000	63	50	\$360,000	65	44	\$378,000	93	40	\$437,263	78	45
Northern Wellington	\$446,000	54	41	\$450,000	57	24	\$492,000	62	30	\$461,000	75	27	\$451,625	96	27	\$470,000	71	24
Western Wellington	\$500,000	33	32	\$517,500	48	21	\$500,000	43	30	\$545,000	43	23	\$587,000	53	22	\$535,000	40	24
Southern Wellington	\$450,000	35	38	\$535,250	37	19	\$501,250	42	32	\$537,300	24	20	\$530,000	55	19	\$503,000	32	21
Eastern Wellington	\$461,000	27	49	\$468,000	36	19	\$585,500	34	28	\$505,500	24	24	\$580,000	51	17	\$532,500	32	26
Central Wellington	\$430,000	53	50	\$484,000	52	21	\$459,500	44	52	\$457,750	46	28	\$480,000	71	36	\$500,000	50	33
<u>Wellington</u>	<u>\$370,000</u>	<u>489</u>	<u>48</u>	<u>\$400,000</u>	<u>548</u>	<u>28</u>	<u>\$400,000</u>	<u>586</u>	<u>38</u>	<u>\$387,000</u>	<u>577</u>	<u>33</u>	<u>\$405,000</u>	<u>813</u>	<u>30</u>	<u>\$407,500</u>	<u>611</u>	<u>30</u>

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

Nelson/Marlborough Medians and Numbers Sold

	Dec 2008			Dec 2009			Dec 2010			Dec 2011			Nov 2012			Dec 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	\$270,000	73	57	\$355,000	81	28	\$329,500	64	36	\$315,000	73	34	\$335,000	88	29	\$359,000	82	30
Richmond	\$387,500	16	38	\$383,250	19	34	\$398,500	19	42	\$410,000	21	37	\$418,000	25	24	\$432,000	28	36
Motueka	\$294,000	8	52	\$282,500	9	59	\$328,250	8	63	\$364,250	16	39	\$317,000	25	49	\$294,500	19	39
Takaka	\$248,500	7	38	\$407,500	6	32	\$409,750	2	126	\$290,000	7	74	\$283,000	3	102	\$342,000	4	158
Nelson Country	\$355,000	11	28	\$425,000	13	29	\$310,000	7	75	\$344,500	11	40	\$484,750	12	28	\$397,250	14	87
<i>Nelson Council = Nelson City Zone PLUS Nelson Country, Richmond, Takaka & Motueka Zones</i>	<i>\$296,000</i>	<i>115</i>	<i>50</i>	<i>\$367,500</i>	<i>128</i>	<i>31</i>	<i>\$346,000</i>	<i>100</i>	<i>41</i>	<i>\$346,500</i>	<i>128</i>	<i>37</i>	<i>\$350,000</i>	<i>153</i>	<i>31</i>	<i>\$370,000</i>	<i>147</i>	<i>34</i>
Marlborough Sounds	\$417,500	2	31	\$435,000	3	42	\$467,750	2	293	\$410,000	4	267	\$437,500	10	62	\$323,250	6	76
Marlborough/Kaikoura	\$306,500	72	46	\$284,000	64	37	\$285,000	57	47	\$325,000	72	36	\$296,000	104	46	\$326,000	84	35
<i>Marlborough</i>	<i>\$312,000</i>	<i>74</i>	<i>46</i>	<i>\$285,000</i>	<i>67</i>	<i>39</i>	<i>\$288,000</i>	<i>59</i>	<i>47</i>	<i>\$325,000</i>	<i>76</i>	<i>37</i>	<i>\$300,000</i>	<i>114</i>	<i>46</i>	<i>\$326,000</i>	<i>90</i>	<i>37</i>
<u>Nelson/Marlborough</u>	<u>\$300,000</u>	<u>189</u>	<u>46</u>	<u>\$343,500</u>	<u>195</u>	<u>32</u>	<u>\$327,000</u>	<u>159</u>	<u>42</u>	<u>\$331,500</u>	<u>204</u>	<u>37</u>	<u>\$325,000</u>	<u>267</u>	<u>36</u>	<u>\$352,000</u>	<u>237</u>	<u>35</u>

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

Canterbury/Westland Medians and Numbers Sold

	Dec 2008			Dec 2009			Dec 2010			Dec 2011			Nov 2012			Dec 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)	\$393,500	10	76	\$377,250	22	29	\$422,000	11	32	\$315,000	5	41	\$322,500	2	42	\$292,000	5	56
Nth East(Avnda/Avsi/Bur/Park)	\$360,000	41	38	\$292,000	37	30	\$356,500	21	36	\$422,500	28	22	\$330,000	27	31	\$328,000	23	33
East(Aran/Bxly/Brom/Linwd)	\$205,000	27	53	\$218,000	31	28	\$238,000	21	42	\$243,500	18	44	\$260,000	26	20	\$267,500	32	32
Sth East(Hthct/Opawa/Wlstn)	\$240,500	18	38	\$361,250	12	50	\$250,000	11	32	\$294,000	19	34	\$300,000	21	32	\$352,000	22	20
Sth Inner (Sydhm/Wlthm)	\$228,000	12	54	\$235,000	9	15	\$230,050	12	45	\$222,500	12	52	\$234,000	20	24	\$290,000	15	32
Sth Outer (Beck/Bow/Casfl/Stma)	\$317,500	26	31	\$359,000	20	35	\$450,000	25	30	\$400,000	13	34	\$450,000	17	26	\$435,000	15	23
S/W Inner(Addtn/Smfld/Sprey)	\$284,000	36	43	\$282,500	30	23	\$307,500	28	55	\$337,500	29	25	\$348,000	40	21	\$335,000	33	21
S/W Outer(Hlsw/Himtn/Hnhy)	\$310,000	35	58	\$383,000	40	16	\$308,000	25	35	\$390,000	51	26	\$378,000	42	23	\$402,500	40	23
West Inner(Riccn/Upper Riccn)	\$280,000	15	56	\$320,250	20	24	\$305,000	14	30	\$373,500	22	37	\$340,000	25	41	\$340,000	31	27
West Outer (Heih/Hby/Sckbn/Tem)	\$280,000	29	41	\$281,000	24	28	\$273,500	36	29	\$318,500	32	22	\$345,000	37	25	\$385,550	34	22
N/W Inner(Fendn/Ilam/Meriv)	\$423,000	49	42	\$510,000	39	24	\$573,000	48	30	\$445,000	33	30	\$544,500	38	29	\$640,750	50	29
Avonhead	\$355,000	15	29	\$376,000	25	28	\$368,500	18	34	\$382,000	33	28	\$457,000	40	23	\$429,000	23	27
N/W Outer(Brynd/Burns)	\$380,000	31	37	\$462,500	24	22	\$381,500	23	32	\$390,000	23	28	\$389,750	37	27	\$420,000	27	28
Nth Inner(Dal/Rich/Shly/Stalb)	\$290,000	50	33	\$315,000	56	27	\$276,500	34	44	\$336,000	37	28	\$336,000	48	40	\$330,000	47	23
Nth Outer (Bfst/Bish/Pap/Redwd)	\$287,000	51	38	\$340,000	53	20	\$317,500	44	28	\$345,000	83	19	\$379,250	74	29	\$374,750	50	24
Seaside Sth(Rdcfs/Sumfl)	\$579,000	12	33	\$500,000	15	36	\$475,000	10	28	\$389,000	5	49	\$526,750	12	28	\$575,000	9	25
Seaside Nth (Nb/Nthbeach/Sthnb)	\$278,500	26	65	\$270,000	18	28	\$301,500	22	37	\$270,000	28	20	\$265,000	25	26	\$326,000	15	23
All Hill (Cash/Clh/Mtp/Scar/Wm)	\$517,500	22	43	\$500,000	18	35	\$507,500	12	31	\$565,000	10	35	\$612,000	13	35	\$553,000	11	26
Harbourside(All Lytln&Harbour)	\$345,125	4	44	\$395,000	13	59	\$345,000	11	34	\$431,250	6	32	\$380,000	15	63	\$490,000	16	56
<i>Christchurch City</i>	<i>\$310,000</i>	<i>509</i>	<i>41</i>	<i>\$347,250</i>	<i>506</i>	<i>26</i>	<i>\$330,500</i>	<i>426</i>	<i>33</i>	<i>\$346,000</i>	<i>487</i>	<i>28</i>	<i>\$367,000</i>	<i>559</i>	<i>27</i>	<i>\$379,000</i>	<i>498</i>	<i>27</i>
Banks Pen(East Of Motukarara)	\$409,500	2	109	\$1,200,000	1		\$445,000	4	30	\$457,500	4	27	\$700,000	5	63	\$475,000	3	42

	Dec 2008			Dec 2009			Dec 2010			Dec 2011			Nov 2012			Dec 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	\$260,000	15	69	\$307,500	14	34	\$250,000	7	33	\$325,000	19	14	\$295,000	10	22	\$385,000	17	33
Rangiora	\$323,250	20	66	\$276,000	35	19	\$327,500	24	43	\$349,288	36	28	\$361,000	35	20	\$366,250	42	21
Nth Cant(All Nth&W Ofnthewaimk)	\$279,000	13	89	\$272,500	23	50	\$285,000	10	70	\$310,000	41	32	\$363,500	32	32	\$315,000	47	30
Cant Ctry(Alloth W&S To Midcan)	\$325,000	41	49	\$380,600	33	28	\$357,500	30	41	\$418,750	45	25	\$465,000	58	19	\$449,000	52	28
Mid Cant(Rakaia/R-Rangitata R)	\$237,500	22	57	\$246,500	34	46	\$213,500	18	52	\$255,000	35	47	\$287,000	52	25	\$277,500	28	25
Timaru	\$195,500	38	42	\$218,000	42	42	\$215,000	47	56	\$250,000	49	65	\$239,000	76	29	\$250,500	48	27
Sth Cant(Below Rangitata Riv)	\$222,500	22	100	\$210,000	29	59	\$207,500	34	105	\$195,000	29	109	\$215,000	45	58	\$225,000	37	66
West Coast	\$225,000	23	39	\$202,500	37	55	\$196,000	37	53	\$215,750	42	74	\$190,000	29	48	\$220,000	27	79
<i>Other Canterbury/Westland</i>	<i>\$247,750</i>	<i>196</i>	<i>56</i>	<i>\$250,000</i>	<i>248</i>	<i>43</i>	<i>\$249,000</i>	<i>211</i>	<i>54</i>	<i>\$290,000</i>	<i>300</i>	<i>38</i>	<i>\$300,000</i>	<i>342</i>	<i>30</i>	<i>\$307,000</i>	<i>301</i>	<i>30</i>
<u>Outer Canterbury</u>	<u>\$247,750</u>	<u>196</u>	<u>56</u>	<u>\$250,000</u>	<u>248</u>	<u>43</u>	<u>\$249,000</u>	<u>211</u>	<u>54</u>	<u>\$290,000</u>	<u>300</u>	<u>38</u>	<u>\$300,000</u>	<u>342</u>	<u>30</u>	<u>\$307,000</u>	<u>301</u>	<u>30</u>
<u>Canterbury/Westland</u>	<u>\$299,000</u>	<u>705</u>	<u>44</u>	<u>\$320,000</u>	<u>754</u>	<u>29</u>	<u>\$305,000</u>	<u>637</u>	<u>36</u>	<u>\$325,000</u>	<u>787</u>	<u>29</u>	<u>\$345,000</u>	<u>901</u>	<u>28</u>	<u>\$351,000</u>	<u>799</u>	<u>28</u>

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

Central Otago Lakes Medians and Numbers Sold

	Dec 2008			Dec 2009			Dec 2010			Dec 2011			Nov 2012			Dec 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	\$376,500	40	58	\$417,000	53	73	\$355,000	27	53	\$360,000	53	60	\$335,000	64	56	\$325,500	48	54
Queenstown	\$450,500	44	78	\$481,000	42	31	\$429,000	40	36	\$565,000	34	44	\$476,500	60	37	\$568,000	55	49
<u>Central Otago Lakes</u>	<u>\$427,500</u>	<u>84</u>	<u>63</u>	<u>\$432,500</u>	<u>95</u>	<u>47</u>	<u>\$400,000</u>	<u>67</u>	<u>44</u>	<u>\$435,000</u>	<u>87</u>	<u>59</u>	<u>\$425,000</u>	<u>124</u>	<u>49</u>	<u>\$450,000</u>	<u>103</u>	<u>51</u>

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

Otago Medians and Numbers Sold

	Dec 2008			Dec 2009			Dec 2010			Dec 2011			Nov 2012			Dec 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	\$188,000	21	63	\$186,500	30	33	\$210,000	25	65	\$208,000	34	44	\$221,000	39	65	\$176,000	39	53
Dunedin City	\$245,000	180	45	\$243,000	185	27	\$249,500	179	32	\$255,000	184	28	\$275,000	270	26	\$255,500	170	29
South Otago	\$162,500	16	127	\$200,000	15	74	\$175,000	15	52	\$165,000	17	53	\$175,000	29	67	\$165,750	18	60
East Otago	\$260,000	4	36	\$305,000	1	64	\$182,500	12	66	\$224,500	8	47	\$205,000	13	18	\$220,000	4	52
<u>Otago</u>	<u>\$230,000</u>	<u>221</u>	<u>47</u>	<u>\$230,000</u>	<u>231</u>	<u>29</u>	<u>\$235,000</u>	<u>231</u>	<u>38</u>	<u>\$245,000</u>	<u>243</u>	<u>31</u>	<u>\$258,000</u>	<u>351</u>	<u>28</u>	<u>\$247,500</u>	<u>231</u>	<u>31</u>

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

Southland Medians and Numbers Sold

	Dec 2008			Dec 2009			Dec 2010			Dec 2011			Nov 2012			Dec 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	\$152,000	75	43	\$189,025	86	32	\$180,000	81	38	\$198,000	80	30	\$222,500	109	40	\$170,000	67	26
Bluff	\$95,000	1	648		0		\$145,000	2	106		0		\$80,500	4	67	\$222,000	3	80
Gore	\$165,000	21	28	\$141,000	29	25	\$183,000	19	16	\$122,000	21	29	\$167,500	26	14	\$197,000	19	49
Riverton	\$170,000	7	22	\$180,000	8	116	\$155,000	5	347	\$204,000	3	36	\$195,000	3	11	\$202,500	12	241
Winton	\$240,000	7	10	\$175,500	6	48	\$199,000	10	42	\$195,000	19	45	\$128,250	8	20	\$220,000	15	86
Te Anau	\$332,500	2	218	\$278,000	4	92	\$222,500	7	62	\$260,000	3	70	\$212,500	6	365	\$230,000	6	93
<u>Southland</u>	<u>\$166,000</u>	<u>113</u>	<u>37</u>	<u>\$184,000</u>	<u>133</u>	<u>34</u>	<u>\$184,000</u>	<u>124</u>	<u>40</u>	<u>\$195,500</u>	<u>126</u>	<u>30</u>	<u>\$197,500</u>	<u>156</u>	<u>34</u>	<u>\$187,500</u>	<u>122</u>	<u>35</u>

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

National Sales Distribution

Price Band	Dec 2010	Dec 2011	Nov 2012	Dec 2012
Under \$400,000	2620	3127	3920	2984
\$400,000 - \$599,999	1106	1302	1893	1586
\$600,000 - \$999,999	517	693	1251	921
\$1 million and over	154	194	390	263
Total	4397	5316	7454	5754