

Harcourts Market Watch.

Bringing you the latest news, facts and figures specific to your local market.

National Overview

13 March 2019 – The latest national residential property figures are available for February 2019 from Harcourts.

The average **national** house price in February 2019 increased by 2.4% from \$584,727 in February 2018 to now sit at \$598,970.

In **Auckland**, the average house price in February was up 1.6% on the same recorded period for 2018 with the average for the month sitting at \$906,944. Total listings, new auctions, property on hand and written sales remained down on the previous year.

In the **Wellington** region which includes the Taranaki and Hawke's Bay regions, the average sale price is up 26.5% on the same period in 2018 from \$449,014 to now sit at \$567,875 which is the most substantial rise in average house price across New Zealand. Written sales were also up on the same recorded period in 2018 to rise 7% from 298 to 319.

In **Christchurch**, the average house price has dropped from \$555,957 in February 2018 to \$540,459 in February 2019 which is 2.8%. Written sales are up 6.3% from 383 in February 2018 to 407 in February 2019 and total listings increased from 463 to 472 for the same period.

For the **Central Region**, taking in Bay of Plenty and Waikato, the average sale price has risen by 2.6% to now sit at \$542,627 for February 2019. New auctions were back 2.3% on the same period falling from 130 auctions to 100 auctions for the month.

In the provincial **South Island**, the average sale price has seen a 9.2% decrease on February 2018 to fall from \$461,319 to now sit at \$419,096 in February 2019. New auctions listed were ahead of February 2018 by 2.9% and written sales were also up from 244 to 249 for the same recorded timeframe.

Chief Operations Officer Harcourts International Jo-Anne Clifford believes the latest figures are a good base from which to launch to generally busier months of March to May.

"To make the most of the market conditions I'd advise sellers to make sure they are working closely with their sales consultant to create the best possible marketing campaign to connect them with the right buyers, for the best result.

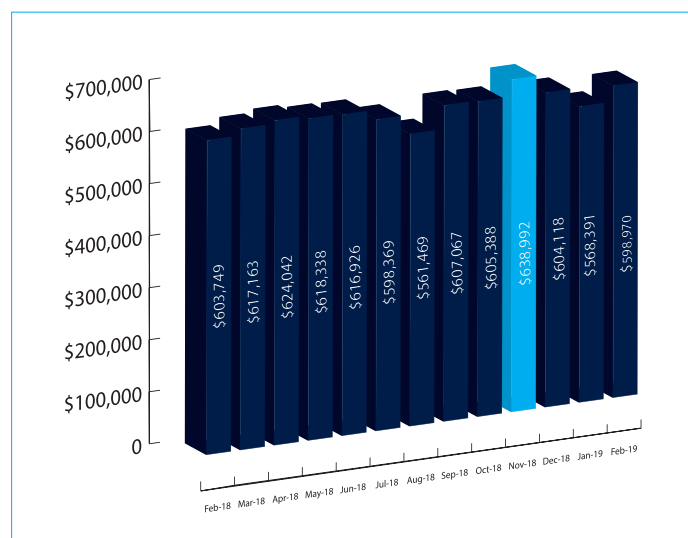
When the market is quieter an experienced sales consultant can really prove their worth."

For additional comment contact:

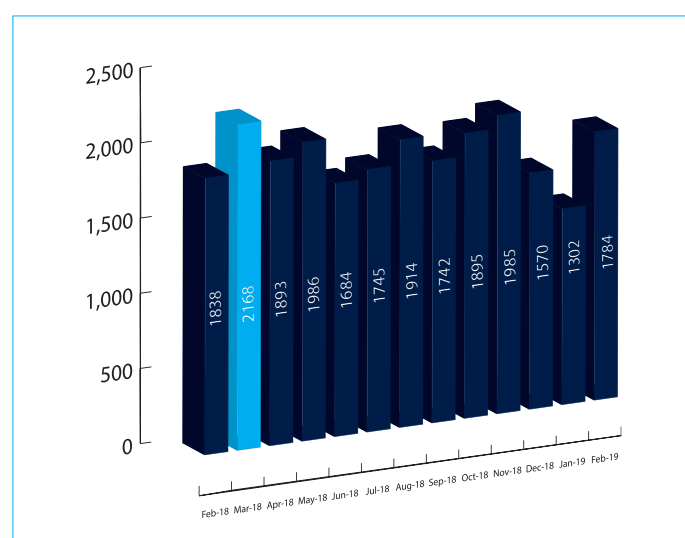
Jo-Anne Clifford
Chief Operations Officer
Harcourts International Ltd
Ph: 027 492 1866

Joan Penny
National Communications Manager
Harcourts New Zealand
Ph: 027 523 7044

NATIONAL: Average sale price year to date



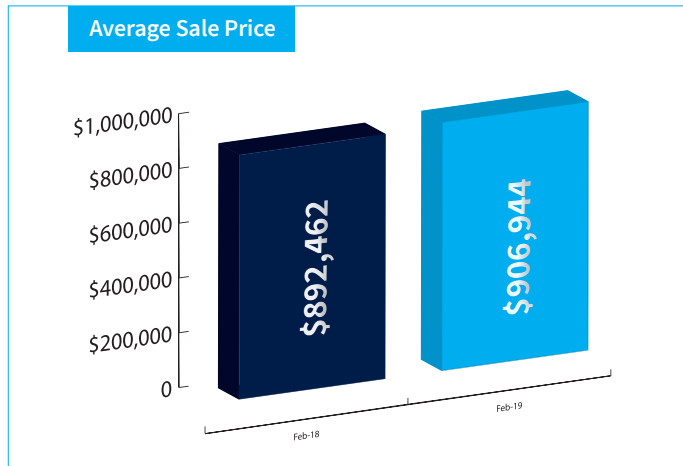
NATIONAL: Written sales year to date



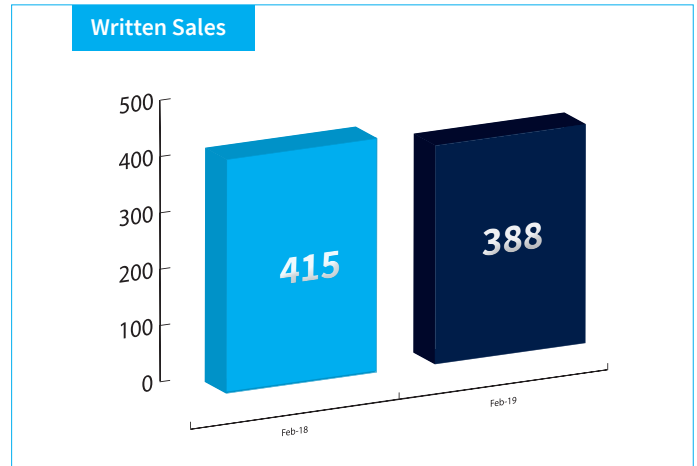
Harcourts Market Watch.

Bringing you the latest news, facts and figures specific to your local market.

Average Sale Price in Auckland



Written Sales for Auckland



National:

Compared to last year			
	Feb 19	Feb 18	% Change
Total new listings	2144	2389	-10.3%
New auctions	560	669	-16.3%
Property on hand	6554	7050	-7.0%
Written sales	1784	1838	-2.9%
Average sale price	\$598,970	\$584,727	2.4%

*Based on residential only figures

Auckland Region:

Compared to last year			
	Feb 19	Feb 18	% Change
Total new listings	589	670	-12.2%
New auctions	210	257	-18.3%
Property on hand	1,693	1,918	-11.7%
Written sales	388	415	-6.5%
Average sale price	\$906,944	\$892,462	1.6%

*Based on residential only figures

Central Region:

Compared to last year			
	Feb 19	Feb 18	% Change
Total new listings	401	477	-15.9%
New auctions	100	130	-2.3%
Property on hand	1227	1254	-2.2%
Written sales	360	412	-12.6%
Average sale price	\$542,627	\$529,109	2.6%

*Based on residential only figures

Wellington Region:

Compared to last year			
	Feb 19	Feb 18	% Change
Total new listings	332	346	-4.0%
New auctions	53	77	-31.2%
Property on hand	737	781	-5.6%
Written sales	319	298	7.0%
Average sale price	\$567,875	\$449,014	26.5%

*Based on residential only figures

Christchurch Metro:

Compared to last year			
	Feb 19	Feb 18	% Change
Total new listings	472	463	1.9%
New auctions	160	162	-1.2%
Property on hand	1468	1532	-4.2%
Written sales	407	383	6.3%
Average sale price	\$540,459	\$555,957	-2.8%

*Based on residential only figures

South Island:

Compared to last year			
	Feb 19	Feb 18	% Change
Total new listings	264	308	-14.3%
New auctions	36	35	2.9%
Property on hand	988	1112	-11.2%
Written sales	249	244	2.0%
Average sale price	\$419,096	\$461,319	-9.2%

*Based on residential only figures