

january 2020

RESIDENTIAL SALES GISBORNE

SUBURB	2017 RV	PRICE	RV/SP %	BEDS	FLOOR	LAND
ELGIN	\$116,000	\$265,000	128.45%	2	100	802
ELGIN	\$174,000	\$355,000	104.02%	3	94	1186
ELGIN - AVERAGE SALE PRICE % OVER 2017 RV			116.24%			
CITY CENTRAL	\$170,000	\$355,000	108.82%	3	82	405
CITY CENTRAL	\$157,000	\$292,000	85.99%	2	80	621
CITY - AVERAGE SALE PRICE % OVER 2017 RV			97.41%			
INNER KAITI	\$268,000	\$457,500	70.71%	3	103	746
INNER KAITI	\$151,000	\$275,000	82.12%	2	80	0
INNER KAITI	\$151,000	\$275,000	82.12%	2	80	0
INNER KAITI	\$225,000	\$450,000	100.00%	4	131	574
INNER KAITI - AVERAGE SALE PRICE % OVER 2017 RV			83.74%			
KAITI	\$133,000	\$230,000	72.93%	3	101	708
KAITI - AVERAGE SALE PRICE % OVER 2017 RV			72.93%			
LYTTON WEST	\$745,000	\$950,000	27.52%	4	340	1040
LYTTON WEST	\$509,000	\$750,000	47.35%	4	220	787
LYTTON WEST - AVERAGE SALE PRICE % OVER 2017 RV			37.43%			
MANGAPAPA	\$180,000	\$320,000	77.78%	2	80	505
MANGAPAPA	\$238,000	\$430,000	80.67%	3	120	825
MANGAPAPA - AVERAGE SALE PRICE % OVER 2017 RV			79.23%			
OUTER KAITI	\$158,000	\$255,000	61.39%	3	130	809
OUTER KAITI	\$201,000	\$315,000	56.72%	3	100	607
OUTER KAITI - AVERAGE SALE PRICE % OVER 2017 RV			59.05%			
TAMARAU	\$217,000	\$400,000	84.33%	3	101	653
TAMARAU - AVERAGE SALE PRICE % OVER 2017 RV			84.33%			
TE HAPARA	\$209,000	\$430,000	105.74%	3	102	506
TE HAPARA	\$177,000	\$305,000	72.32%	3	100	946
TE HAPARA	\$513,000	\$580,000	13.06%	4	230	752
TE HAPARA - AVERAGE SALE PRICE % OVER 2017 RV			63.71%			
SPONGE BAY	\$520,000	\$770,000	48.08%	4	217	829
SPONGE BAY	\$655,000	\$830,000	26.72%	4	210	1086
SPONGE BAY - AVERAGE SALE PRICE % OVER 2017 RV			37.40%			

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the smart little fee

SUBURB	2017 RV	PRICE	RV/SP %	BEDS	FLOOR	LAND
WHATAUPOKO	\$346,000	\$460,000	32.95%	2	120	0
WHATAUPOKO	\$347,000	\$425,000	22.48%	4	140	483
WHATAUPOKO	\$265,000	\$430,000	62.26%	2	140	0
WHATAUPOKO	\$346,000	\$457,000	32.08%	4	220	877
WHATAUPOKO - AVERAGE SALE PRICE % OVER 2017 RV			37.44%			

AVERAGE % OVER RV OF ALL OF THE ABOVE DATA	67.46%
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REINZ DATA STATISTICS FOR THE MONTH: RESIDENTIAL HOUSES (INCLUDING APARTMENTS)

RESIDENTIAL HOUSES	MEDIAN	MEDIAN DAYS	NUMBER SOLD
JANUARY 2019	\$333,000	43	29
JANUARY 2020	\$400,000	27	26

Disclaimer: The data herein has been sourced via REINZ and RPNZ, and whilst every care has been taken to verify the accuracy of the information, the writer accepts no responsibility for error or omission.

The RV/SP % is the difference between the sale price and the 2017 RV expressed as a percentage.



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