

march 2018

RESIDENTIAL SALES GISBORNE

SUBURB	2017 RV	SALE PRICE\$	RV/SP%	LAND	FLOOR	BEDS
BEACH	\$1,135,000	\$1,450,000	27.75%	1396	140	3
BEACH	\$1,115,000	\$1,200,000	7.62%	741	170	4
BEACH SALE PRICE ABOVE 2017 RV :			17.69%			
CITY CENTRAL	\$314,000	\$345,000	9.87%	-	110	2
CITY CENTRAL	\$240,000	\$245,000	2.08%	644	83	3
CITY CENTRAL	\$173,000	\$230,000	32.95%	0	60	1
CITY CENTRAL	\$236,000	\$200,000	-15.25%	664	120	2
CITY CENTRAL	\$203,000	\$260,000	28.08%	670	93	3
CITY CENTRAL	\$332,000	\$355,000	6.93%	1012	144	4
CITY CENTRAL	\$69,000	\$72,000	4.35%	-	25	1
CITY CENTRAL	\$308,000	\$233,600	-24.16%	766	140	3
CITY CENTRAL SALE PRICE ABOVE 2017 RV :			5.61%			
ELGIN	\$221,000	\$330,000	49.32%	813	122	3
ELGIN	\$155,000	\$160,000	3.23%	878	92	3
ELGIN	\$282,000	\$338,000	19.86%	1012	220	5
ELGIN	\$222,000	\$255,000	14.86%	966	110	3
ELGIN SALE PRICE ABOVE 2017 RV :			21.82%			
INNER KAITI	\$212,000	\$265,000	25.00%	765	100	3
INNER KAITI	\$198,000	\$185,000	-6.57%	878	110	3
INNER KAITI	\$230,000	\$265,000	15.22%	809	140	3
INNER KAITI	\$404,000	\$435,000	7.67%	1707	170	4
INNER KAITI	\$307,000	\$349,000	13.68%	809	124	3
INNER KAITI SALE PRICE ABOVE 2017 RV :			11.00%			
KAITI	\$173,000	\$216,000	24.86%	1088	90	3
KAITI	\$240,000	\$280,000	16.67%	663	124	3
KAITI	\$154,000	\$210,000	36.36%	1282	110	3
KAITI	\$187,000	\$245,000	31.02%	1011	110	3
KAITI	\$145,000	\$240,000	65.52%	607	92	3
KAITI	\$136,000	\$145,000	6.62%	705	90	2
KAITI	\$182,000	\$217,000	19.23%	1012	110	3
KAITI	\$150,000	\$185,000	23.33%	898	90	3
KAITI	\$146,000	\$175,000	19.86%	728	95	3
KAITI	\$142,000	\$205,000	44.37%	549	84	3
KAITI	\$214,000	\$255,000	19.16%	893	90	3
KAITI SALE PRICE ABOVE 2017 RV :			27.91%			



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SUBURB	2017 RV	SALE PRICE	RV/SP%	LAND	FLOOR	BEDS
LYTTON WEST	\$445,000	\$465,000	4.49%	1007	160	3
LYTTON WEST	\$489,000	\$540,000	10.43%	804	170	3
LYTTON WEST	\$649,000	\$703,000	8.32%	804	242	4
LYTTON WEST SALE PRICE ABOVE 2017 RV :			7.75%			
MAKARAKA	\$743,000	\$520,000	-30.01%	2884	290	4
MAKARAKA	\$271,000	\$340,000	25.46%	1000	91	3
MAKARAKA SALE PRICE ABOVE 2017 RV :			-2.28%			
MANGAPAPA	\$138,000	\$170,000	23.19%	678	83	2
MANGAPAPA	\$229,000	\$290,000	26.64%	1012	102	3
MANGAPAPA	\$306,000	\$279,500	-8.66%	1518	93	3
MANGAPAPA	\$362,000	\$360,000	-0.55%	951	160	6
MANGAPAPA	\$296,000	\$375,000	26.69%	661	125	4
MANGAPAPA	\$332,000	\$375,000	12.95%	793	150	3
MANGAPAPA SALE PRICE ABOVE 2017 RV :			13.38%			
RIVERDALE	\$526,000	\$565,000	7.41%	800	212	4
RIVERDALE	\$554,000	\$513,000	-7.40%	914	210	4
RIVERDALE	\$337,000	\$430,000	27.60%	467	137	3
RIVERDALE SALE PRICE ABOVE 2017 RV :			9.20%			
TAMARAU	\$345,000	\$375,000	8.70%	2076	330	5
TAMARAU	\$221,000	\$277,250	25.45%	1012	100	3
TAMARAU	\$330,000	\$350,000	6.06%	1012	180	4
TAMARAU SALE PRICE ABOVE 2017 RV :			13.40%			
TE HAPARA	\$263,000	\$330,000	25.48%	654	152	3
TE HAPARA	\$356,000	\$410,000	15.17%	860	121	3
TE HAPARA	\$62,000	\$80,000	29.03%	-	40	1
TE HAPARA	\$410,000	\$430,000	4.88%	989	240	4
TE HAPARA	\$207,000	\$150,000	-27.54%	885	130	3
TE HAPARA	\$431,000	\$440,000	2.09%	403	155	3
TE HAPARA	\$376,000	\$420,000	11.70%	1103	160	3
TE HAPARA	\$214,000	\$272,000	27.10%	500	86	3
TE HAPARA	\$196,000	\$285,000	45.41%	809	70	3
TE HAPARA	\$194,000	\$217,000	11.86%	507	84	3
TE HAPARA	\$186,000	\$208,000	11.83%	410	112	3
TE HAPARA SALE PRICE ABOVE 2017 RV :			14.27%			
SPONGE BAY	\$397,000	\$520,000	30.98%	473	155	3
SPONGE BAY SALE PRICE ABOVE 2017 RV :			30.98%			
WHATAUPOKO	\$262,000	\$350,000	33.59%	938	124	3
WHATAUPOKO	\$470,000	\$520,000	10.64%	541	148	3
WHATAUPOKO	\$505,000	\$480,000	-4.95%	1571	205	4
WHATAUPOKO	\$378,000	\$385,000	1.85%	525	160	3
WHATAUPOKO	\$328,000	\$362,000	10.37%	548	131	3
WHATAUPOKO	\$411,000	\$489,000	18.98%	581	280	4

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SUBURB	2017 RV	SALE PRICE	RV/SP%	LAND	FLOOR	BEDS
WHATAUPOKO	\$311,000	\$394,000	26.69%	809	120	3
WHATAUPOKO	\$494,000	\$505,000	2.23%	1012	149	2
WHATAUPOKO	\$524,000	\$527,000	0.57%	1037	210	4
WHATAUPOKO	\$504,000	\$490,000	-2.78%	512	170	3
WHATAUPOKO SALE PRICE ABOVE 2017 RV :			9.72%			
AVERAGE SALE PRICE OF ABOVE SALES ABOVE RV FOR MARCH 2018 :-			14.29%			

REINZ DATA STATISTICS FOR THE MONTH: Residential Houses (including apartments)

Residential Houses	Median	Median Days	Number Sold	Sections Sold
March 2017	\$280,000	35	67	\$224,000 – 1 sections
March 2018	\$333,000	30	79	\$320,000 – 3 sections

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 an percentage.

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