

## august 2019

### RESIDENTIAL SALES GISBORNE

SUBURB	2017 RV	PRICE	RV/SP %	BEDS	FLOOR	LAND
AWAPUNI	\$214,000	\$315,000	47.20%	3	94	506
AWAPUNI	\$433,000	\$499,500	15.36%	3	160	453
<b>AWAPUNI - AVERAGE SALE PRICE % OVER 2017 RV</b>			<b>31.28%</b>			
BEACH	\$505,000	\$655,000	29.70%	3	135	1012
<b>BEACH - AVERAGE SALE PRICE % OVER 2017 RV</b>			<b>29.70%</b>			
CITY CENTRAL	\$308,000	\$450,000	46.10%	4	140	1016
CITY CENTRAL	\$178,000	\$425,000	138.76%	3	100	364
CITY CENTRAL	\$280,000	\$420,000	50.00%	4	110	641
CITY CENTRAL	\$228,000	\$360,000	57.89%	3	110	506
<b>CITY CENTRAL - AVERAGE SALE PRICE % OVER 2017 RV</b>			<b>73.19%</b>			
ELGIN	\$263,000	\$405,000	53.99%	5	153	611
ELGIN	\$219,000	\$363,000	65.75%	2	113	817
ELGIN	\$249,000	\$342,000	37.35%	2	120	1179
ELGIN	189,000	\$325,000	71.96%	3	80	498
ELGIN	\$170,000	\$255,000	50.00%	2	79	501
<b>ELGIN - AVERAGE SALE PRICE % OVER 2017 RV</b>			<b>55.81%</b>			
INNER KAITI	\$485,000	\$655,000	35.05%	5	240	2145
<b>INNER KAITI- AVERAGE SALE PRICE % OVER 2017 RV</b>			<b>35.05%</b>			
KAITI	\$643,000	620,000	-3.58%	4	150	1012
KAITI	\$215,000	\$450,000	109.30%	4	174	617
KAITI	\$272,000	\$430,000	58.09%	4	140	951
KAITI	\$277,000	\$425,000	53.43%	3	100	2023
KAITI	\$202,000	\$370,000	83.17%	2	80	242
KAITI	\$131,000	\$234,000	78.63%	4	112	683
<b>KAITI - AVERAGE SALE PRICE % OVER 2017 RV</b>			<b>63.17%</b>			
LYTTON WEST	\$555,000	\$620,000	11.71%	4	205	810
<b>LYTTON WEST - AVERAGE SALE PRICE % OVER 2017 RV</b>			<b>23.51%</b>			
MANGAPAPA	\$750,000	\$1,080,000	44.00%	4	261	952
MANGAPAPA	\$575,000	\$780,000	35.65%	4	189	708
MANGAPAPA	\$313,000	\$489,000	56.23%	4	190	1380
MANGAPAPA	\$290,000	\$460,000	58.62%	3	159	1012
MANGAPAPA	\$351,000	\$456,000	29.91%	4	141	664
MANGAPAPA	\$327,000	\$445,000	36.09%	3	143	1012
MANGAPAPA	\$262,000	\$400,000	52.67%	4	112	964
MANGAPAPA	\$240,000	\$375,000	56.25%	3	84	638
MANGAPAPA	\$212,000	\$319,000	50.47%	3	112	670
MANGAPAPA	\$214,000	\$305,000	42.52%	3	80	

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SUBURB	2017 RV	PRICE	RV/SP %	BEDS	FLOOR	LAND
MANGAPAPA	\$349,000	\$437,000	25.21%	3	250	1176
<b>MANGAPAPA - AVERAGE SALE PRICE % OVER 2017 RV</b>			<b>44.33%</b>			
OUTER KAITI	\$210,000	\$357,000	70.00%	6	200	921
OUTER KAITI	\$186,000	\$305,000	63.98%	3	100	721
OUTER KAITI	\$188,000	\$295,000	56.91%	3	103	642
OUTER KAITI	\$192,000	\$275,000	43.23%	3	90	880
OUTER KAITI	\$207,000	\$270,000	30.43%	3	90	670
<b>OUTER KAITI- AVERAGE SALE PRICE % OVER 2017 RV</b>			<b>52.91%</b>			
RIVERDALE	\$357,000	\$440,000	23.25%	3	140	638
<b>RIVERDALE- AVERAGE SALE PRICE % OVER 2017 RV</b>			<b>23.25%</b>			
TE HAPARA	\$340,000	\$492,000	44.71%	3	110	771
TE HAPARA	\$391,000	\$480,000	22.76%	3	180	654
TE HAPARA	\$333,000	\$470,000	41.14%	4	170	943
TE HAPARA	\$300,000	\$443,000	47.67%	4	155	1340
TE HAPARA	\$376,000	\$405,000	7.71%	3	140	918
TE HAPARA	\$270,000	\$368,000	36.30%	3	135	678
TE HAPARA	\$241,000	\$350,500	45.44%	3	165	567
TE HAPARA	\$275,000	\$346,000	25.82%	3	90	941
TE HAPARA	\$227,000	\$335,000	47.58%	7	207	434
TE HAPARA	\$252,000	\$325,000	28.97%	3	105	906
TE HAPARA	\$224,000	\$320,000	42.86%	3	120	1072
TE HAPARA	\$166,000	\$240,000	44.58%	2	82	622
TE HAPARA	\$153,000	\$195,000	27.45%	2	94	754
<b>TE HAPARA- AVERAGE SALE PRICE % OVER 2017 RV</b>			<b>35.61%</b>			
SONGE BAY	\$635,000	\$840,000	32.28%	4	245	1288
SPONGE BAY	\$380,000	\$620,000	63.16%	3	148	818
<b>SPONGE BAY - AVERAGE SALE PRICE % OVER 2017 RV</b>			<b>47.72%</b>			
WHATAUPOKO	\$485,000	\$520,000	7.22%	4	230	1236
WHATAUPOKO	\$357,000	\$510,000	42.86%	4	137	759
WHATAUPOKO	\$306,000	\$486,000	58.82%	3	140	776
WHATAUPOKO	\$310,000	\$433,000	39.68%	3	134	996
WHATAUPOKO	\$311,000	\$430,000	38.26%	3	130	1055
WHATAUPOKO	\$337,000	\$420,000	24.63%	3	118	407
WHATAUPOKO	\$272,000	\$355,000	30.51%	3	108	429
<b>WHATAUPOKO - AVERAGE SALE PRICE % OVER 2017 RV</b>			<b>34.57%</b>			
<b>AVERAGE % OVER RV OF ALL OF THE ABOVE DATA :</b>			<b>45.18%</b>			

**REINZ DATA STATISTICS FOR THE MONTH: RESIDENTIAL HOUSES (INCLUDING APARTMENTS)**

RESIDENTIAL HOUSES	MEDIAN	MEDIAN DAYS	NUMBER SOLD
AUGUST 2018	\$335,000	37	57
AUGUST 2019	\$420,000	30	54

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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