



# myMarket

Report



How  
is  
the  
market?

East & South Auckland | Spring 2017

The latest property market update for the **East & South Auckland region**. Helping you with your property decisions.

**Within the East & South Auckland area, Botany Downs has the highest median dwelling price of \$1m. This demonstrates an easing of -4.3% across the year, and a change of -0.4% across the quarter.**

With the median dwelling price for New Zealand currently \$646k, 5 suburbs of East & South Auckland are above the national average, demonstrating that the area is highly sought after.

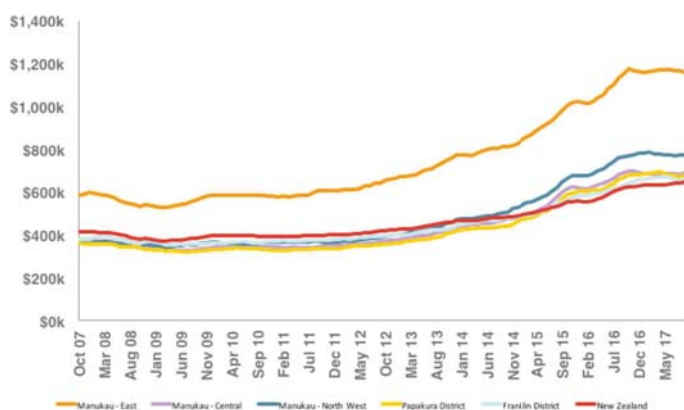
East & South Auckland is also performing more strongly with New Zealand as a whole with median price performance of -0.3%, 0.3%,

1.0%, 1.7% and 5.4% from Manukau - Central, Manukau - East, Manukau - North West, Papakura District and Franklin District respectively compared to 4.3% nationally.

The last three months have seen 492 sales across East & South Auckland and 2,315 over the past year. The suburbs with the most sales were Botany Downs with 72 and Pukekohe with 473 sales over the past 12 months.

Since 2008, the best performing region has been Franklin District with growth of 67.6%.

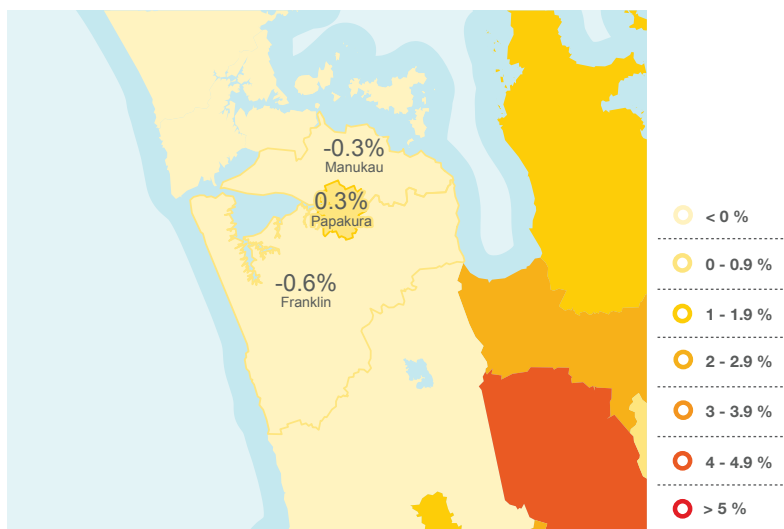
House Price Index



Current Value & Recent Change

	<b>New Zealand</b> \$646k Median dwelling price	+1.1% Qtr change	+4.3% Yearly change
	<b>Manukau - East</b> \$1.16m Median dwelling price	-0.9% Qtr change	+0.3% Yearly change
	<b>Manukau - Central</b> \$688k Median dwelling price	+0.6% Qtr change	-0.3% Yearly change
	<b>Manukau - North West</b> \$772k Median dwelling price	+0.0% Qtr change	+1.0% Yearly change
	<b>Papakura District</b> \$679k Median dwelling price	+0.3% Qtr change	+1.7% Yearly change
	<b>Franklin District</b> \$663k Median dwelling price	-0.6% Qtr change	+5.4% Yearly change

3 Month Value Change



# Howick & Botany

## Market Update

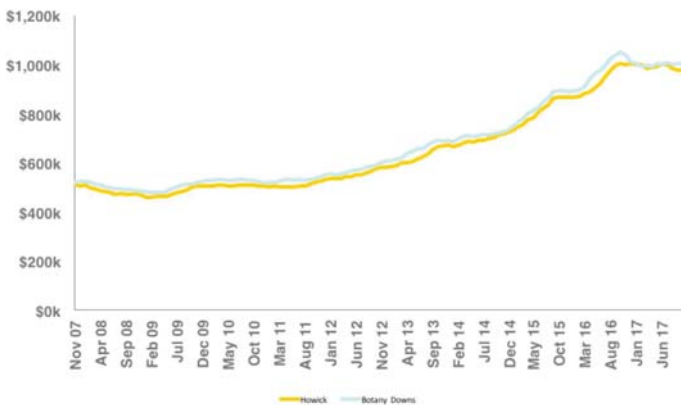
Howick has performed consistently over the past five years with median value growth of 69.3%.

The median value of a dwelling in Howick is now \$977k which is -2.7% down from the same time last year.



There were 145 sales over the past 12 months in Howick and there were 33 listings on the market last month.

In Botany Downs, the median value of a dwelling is now \$1m which represents growth of 68.8% over the past five years and softening of -4.3% over the past year.

### Median Suburb E-Valuer



### Current Value & Recent Change

	Howick	<b>\$977k</b>	-2.5%	-2.7%
	Median dwelling price		Qtr change	Yearly change
	Botany Downs	<b>\$1m</b>	-0.4%	-4.3%
	Median dwelling price		Qtr change	Yearly change

# Manukau, Manurewa, Papatoetoe & Otahuhu

## Market Update

Papatoetoe has performed consistently over the past five years with median value growth of 88.6%.

The median value of a dwelling in Papatoetoe is now \$696k which is -1.4% down from the same time last year.

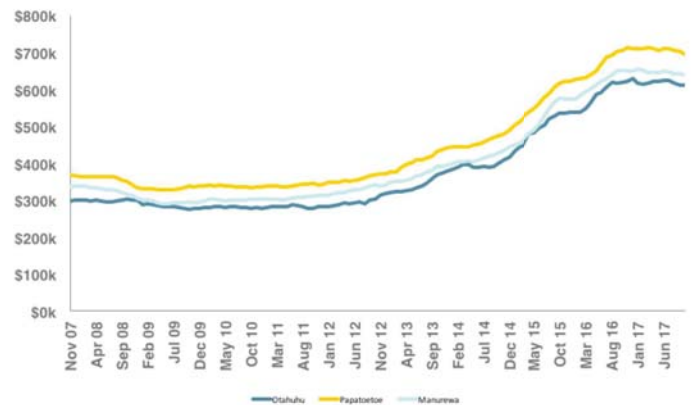
There were 423 sales over the past 12 months in Papatoetoe and there were 154 listings on the market last month.

In Manurewa, the median value of a dwelling is now \$641k which represents growth of 88.4% over the past five years and softening of -1.9% over the past year.




There are 8,764 dwellings in Manurewa with 448 selling over the past 12 months and 123 listings on the market last month.

The smallest suburb in the area is Otahuhu which has just 2,952 dwellings. Values here for dwellings have eased by -1.3% over the past 12 months, and the median value is now \$612k.

### Median Suburb E-Valuer



### Current Value & Recent Change

	Otahuhu	<b>\$612k</b>	-1.9%	-1.3%
	Median dwelling price		Qtr change	Yearly change
	Papatoetoe	<b>\$696k</b>	-1.9%	-1.4%
	Median dwelling price		Qtr change	Yearly change
	Manurewa	<b>\$641k</b>	-0.9%	-1.9%
	Median dwelling price		Qtr change	Yearly change



# Papakura & Takanini

## Market Update

Papakura has performed consistently over the past five years with median value growth of **88.3%**.

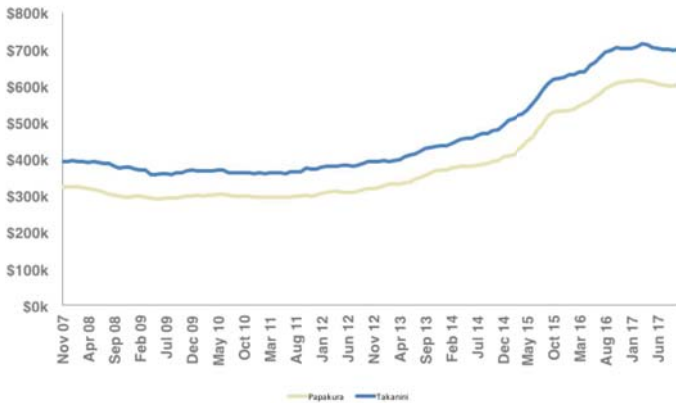
The median value of a dwelling in Papakura is now \$602k which is -0.9% down from the same time last year.

There were 460 sales over the past 12 months in Papakura and there were 133 listings on the market last month.

In Takanini, the median value of a dwelling is now \$700k which represents growth of 78.4% over the past five years and softening of -0.8% over the past year.

There are 2,511 dwellings in Takanini with 189 selling over the past 12 months and 52 listings on the market last month.

### Median Suburb E-Valuer



### Current Value & Recent Change



Takanini

**\$700k**

Median dwelling price

+0.1%  
Qtr change

-0.8%  
Yearly change



Papakura

**\$602k**

Median dwelling price

-0.2%  
Qtr change

-0.9%  
Yearly change



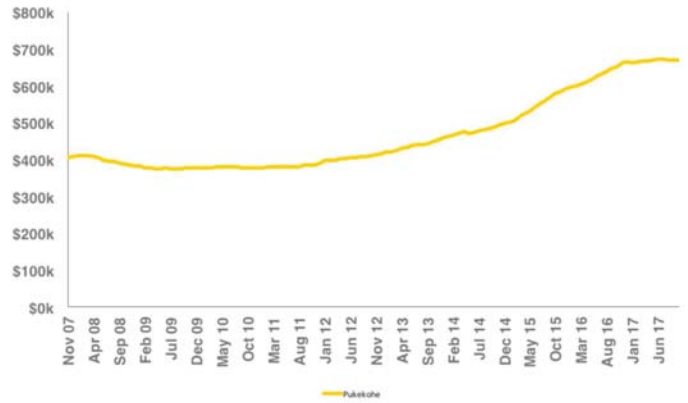
# Pukekohe Market Update

Pukekohe has performed consistently over the past five years with median value growth of **62.8%**.

The median value of a dwelling in Pukekohe is now \$670k which is 2.5% up from the same time last year.

There were 473 sales over the past 12 months in Pukekohe and there were 150 listings on the market last month.

### Median Suburb E-Valuer



### Current Value & Recent Change



Pukekohe

**\$670k**

Median dwelling price

-0.5%  
Qtr change

+2.5%  
Yearly change

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