



myMarket

Report



How

is

the

market?

Central Auckland | Summer 2018

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

Within the Central Auckland area, Ponsonby has the highest median dwelling price of \$1.79m. This demonstrates growth of 4.7% across the year, and a change of 1.9% across the quarter.

With the median dwelling price for New Zealand currently \$670k, 6 suburbs of Central Auckland are above the national average, demonstrating that the area is highly sought after.

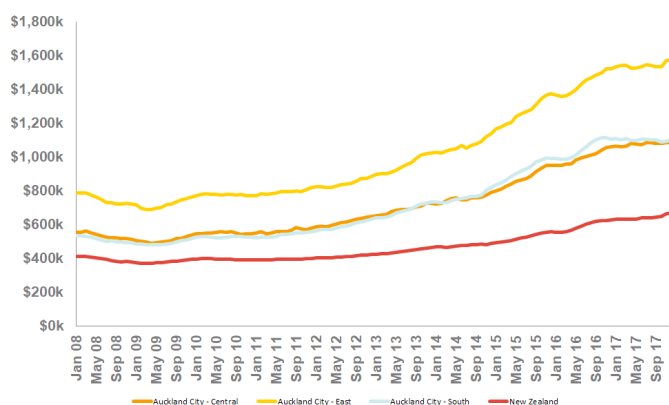
Central Auckland is also performing more weakly with New Zealand as

a whole with median price performance of -0.4%, 2.2% and 3.6% from Auckland City - South, Auckland City - Central and Auckland City - East respectively compared to 6.6% nationally.

The last three months have seen 303 sales across Central Auckland and 1,572 over the past year. The suburbs with the most sales were Auckland Central with 842 and Ponsonby with 74 sales over the past 12 months.

Since 2008, the best performing region has been Auckland City - Central with growth of 90.6%.

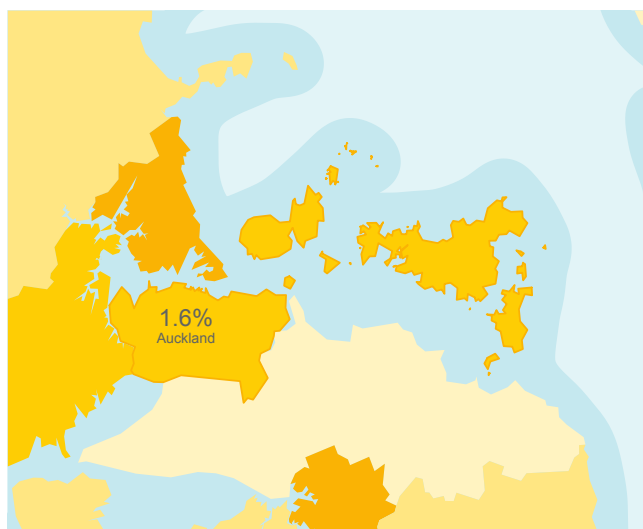
House Price Index



Current Value & Recent Change

	New Zealand \$670k Median dwelling price	+3.6% Qtr change	+6.6% Yearly change
	Auckland City - East \$1.58m Median dwelling price	+2.8% Qtr change	+3.6% Yearly change
	Auckland City - South \$1.1m Median dwelling price	+0.1% Qtr change	-0.4% Yearly change
	Auckland City - Central \$1.09m Median dwelling price	+0.6% Qtr change	+2.2% Yearly change

3 Month Value Change



- < 0 %
- 0 - 0.9 %
- 1 - 1.9 %
- 2 - 2.9 %
- 3 - 3.9 %
- 4 - 4.9 %
- > 5 %

Auckland City Central & Ponsonby Market Update

Auckland Central has performed consistently over the past five years with median value growth of 77.4%.

The median value of a dwelling in Auckland Central is now \$523,900 which is 7.7% up from the same time last year.

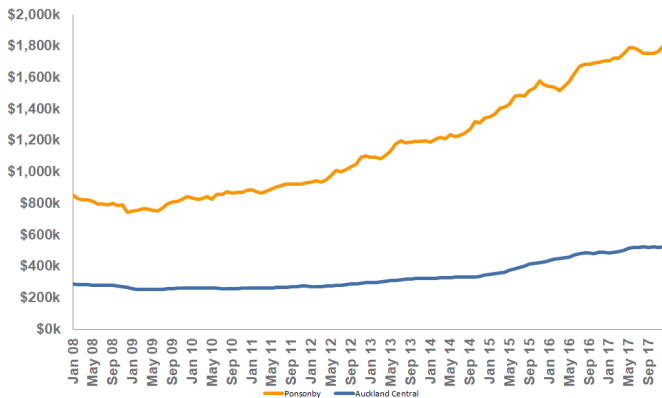
There were 842 sales over the past 12 months in Auckland Central and there were 44 listings on the market last month.

In Ponsonby, the median value of a dwelling is now \$1,785,250 which represents growth of 63.6% over the past five years and gains of 4.7% over the past year.

There are 1,865 dwellings in Ponsonby with 74 selling over the past 12 months and 4 listings on the market last month.

The smallest suburb in the area is Ponsonby which has just 1,865 dwellings. Values here for dwellings have grown by 4.7% over the past 12 months, and the median value is now \$1,785,250.

Median Suburb E-Valuer



Current Value & Recent Change

	Ponsonby	\$1.79m	+1.9%	+4.7%
		Median dwelling price	Qtr change	Yearly change
	Auckland Central	\$524k	+0.2%	+7.7%
		Median dwelling price	Qtr change	Yearly change

Ellerslie & Greenlane Market Update

Ellerslie has performed consistently over the past five years with median value growth of 73.6%.

The median value of a dwelling in Ellerslie is now \$1,033,300 which is 0.5% up from the same time last year.

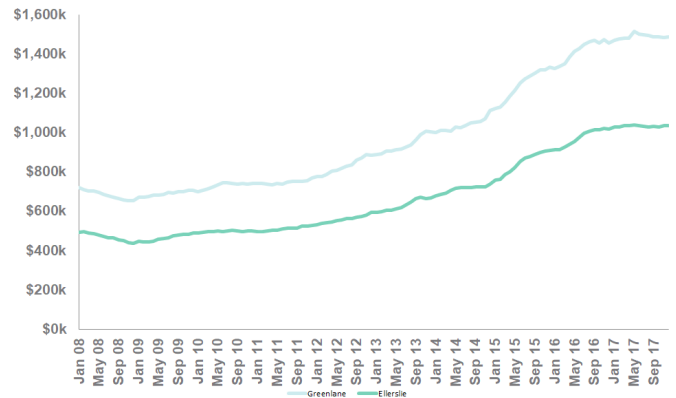
There were 164 sales over the past 12 months in Ellerslie and there were 32 listings on the market last month.

In Greenlane, the median value of a dwelling is now \$1,494,800 which represents growth of 68.3% over the past five years and gains of 1.4% over the past year.

There are 2,294 dwellings in Greenlane with 63 selling over the past 12 months and 19 listings on the market last month.

The smallest suburb in the area is Greenlane which has just 2,294 dwellings. Values here for dwellings have grown by 1.4% over the past 12 months, and the median value is now \$1,494,800.

Median Suburb E-Valuer



Current Value & Recent Change

	Greenlane	\$1.49m	+0.3%	+1.4%
		Median dwelling price	Qtr change	Yearly change
	Ellerslie	\$1.03m	+0.4%	+0.5%
		Median dwelling price	Qtr change	Yearly change

Royal Oak & Onehunga Market Update

Royal Oak has performed consistently over the past five years with median value growth of 69.8%.

The median value of a dwelling in Royal Oak is now \$1,153,400 which is 3.5% down from the same time last year.

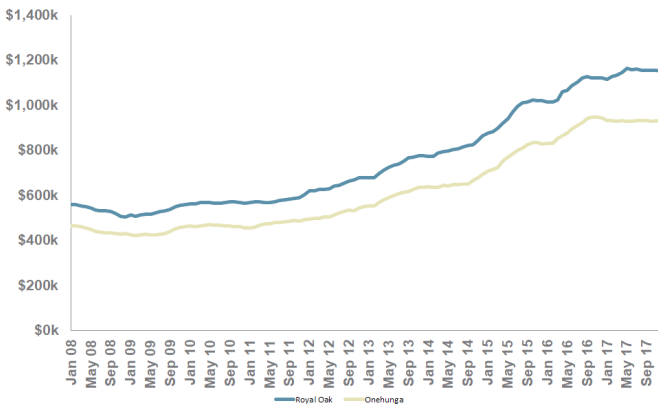
There were 51 sales over the past 12 months in Royal Oak and there were 15 listings on the market last month.

In Onehunga, the median value of a dwelling is now \$925,200 which represents growth of 67.2% over the past five years and softening of -0.5% over the past year.

There are 5,674 dwellings in Onehunga with 242 selling over the past 12 months and 50 listings on the market last month.

The smallest suburb in the area is Royal Oak which has just 1,546 dwellings. Values here for dwellings have grown by 3.5% over the past 12 months, and the median value is now \$1,153,400.

Median Suburb E-Valuer



Current Value & Recent Change



Royal Oak

\$1.15m
Median dwelling price

0.0%
Qtr change

+3.5%
Yearly change



Onehunga

\$925k
Median dwelling price

-0.5%
Qtr change

-0.5%
Yearly change

Sandringham Market Update

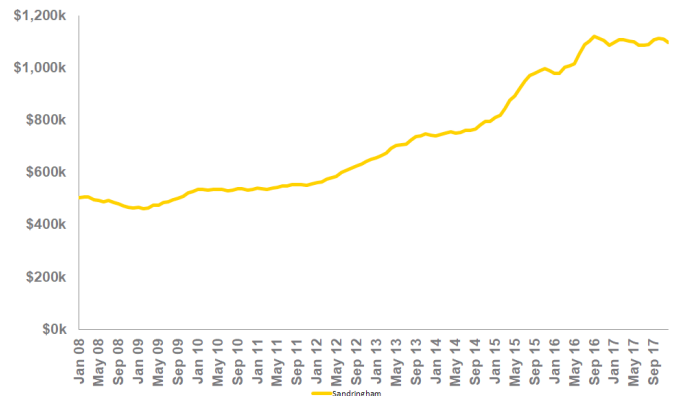
Sandringham has performed consistently over the past five years with median value growth of 67.7%.

The median value of a dwelling in Sandringham is now \$1,101,900 which is 0.5% up from the same time last year.

There were 136 sales over the past 12 months in Sandringham and there were 30 listings on the market last month.

The smallest suburb in the area is Sandringham which has just 3,671 dwellings. Values here for dwellings have grown by 0.5% over the past 12 months, and the median value is now \$1,101,900.

Median Suburb E-Valuer



Current Value & Recent Change



Sandringham

\$1.1m
Median dwelling price

-1.0%
Qtr change

+0.5%
Yearly change

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