



myMarket

Report



How

is

the

market?

East & South Auckland | Summer 2018

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 \$997k. This demonstrates an easing of -0.6% across the year, and a change of -0.8% across the quarter.

With the median dwelling price for New Zealand currently \$670k, 5 suburbs of East & South Auckland are above the national average, demonstrating that the area is highly sought after.

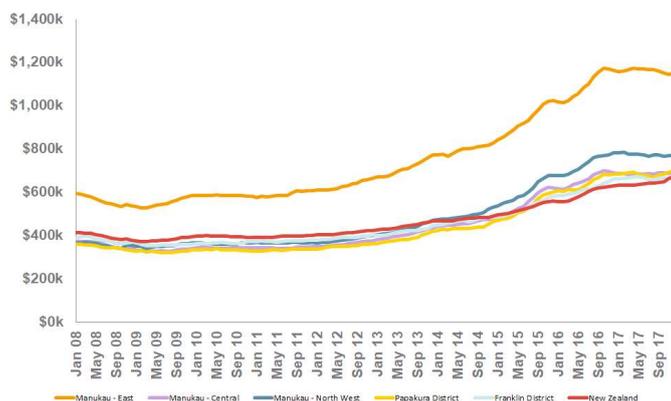
East & South Auckland is also performing more weakly with New Zealand as a whole with median price performance of -1.5%, -0.9%,

1.0%, 1.1% and 2.2% from Manukau - North West, Manukau - East, Franklin District, Manukau - Central and Papakura District respectively compared to 6.6% nationally.

The last three months have seen 437 sales across East & South Auckland and 2,344 over the past year. The suburbs with the most sales were Botany Downs with 83 and Pukekohe with 468 sales over the past 12 months.

Since 2008, the best performing region has been Franklin District with growth of 68.5%.

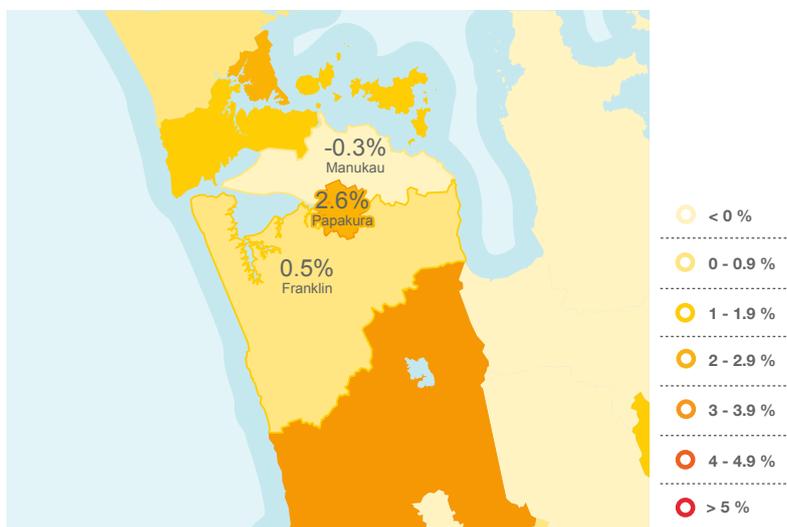
House Price Index



Current Value & Recent Change

	New Zealand \$670k Median dwelling price	+3.6% Qtr change	+6.6% Yearly change
	Manukau - East \$1.15m Median dwelling price	-0.7% Qtr change	-0.9% Yearly change
	Manukau - Central \$696k Median dwelling price	+1.1% Qtr change	+1.1% Yearly change
	Manukau - North West \$770k Median dwelling price	-0.3% Qtr change	-1.5% Yearly change
	Papakura District \$697k Median dwelling price	+2.6% Qtr change	+2.2% Yearly change
	Franklin District \$667k Median dwelling price	+0.5% Qtr change	+1.0% Yearly change

3 Month Value Change



Howick & Botany Market Update

Howick has performed consistently over the past five years with median value growth of 66.2%.

The median value of a dwelling in Howick is now \$973,900 which is -2.3% down from the same time last year.

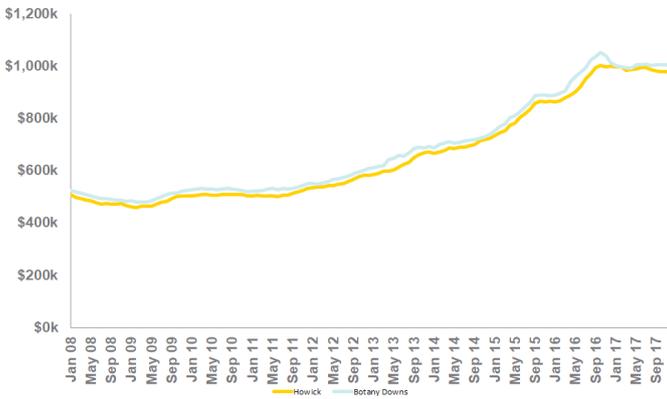
There were 166 sales over the past 12 months in Howick and there were 45 listings on the market last month.

In Botany Downs, the median value of a dwelling is now \$996,500 which represents growth of 63.2% over the past five years and softening of -0.6% over the past year.

There are 1,825 dwellings in Botany Downs with 83 selling over the past 12 months and 13 listings on the market last month.

The smallest suburb in the area is Botany Downs which has just 1,825 dwellings. Values here for dwellings have eased by -0.6% over the past 12 months, and the median value is now \$996,500.

Median Suburb E-Valuer



Current Value & Recent Change

	Howick	\$974k	-0.4%	-2.3%
	Median dwelling price		Qtr change	Yearly change
	Botany Downs	\$997k	-0.8%	-0.6%
	Median dwelling price		Qtr change	Yearly change

Manukau, Manurewa, Papatoetoe & Otahuhu Market Update

Manurewa has performed consistently over the past five years with median value growth of 90.4%.

The median value of a dwelling in Manurewa is now \$663,950 which is 1.3% up from the same time last year.

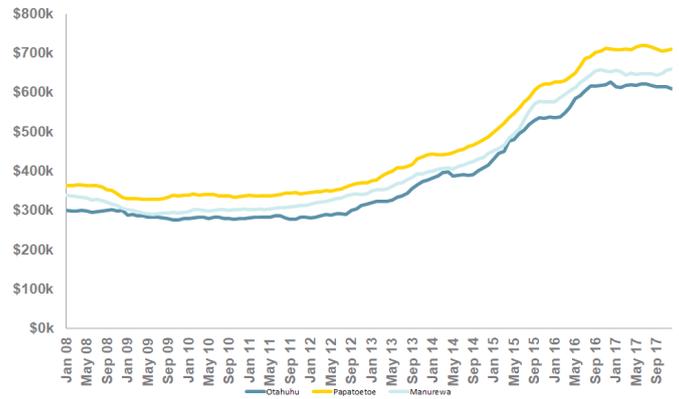
There were 449 sales over the past 12 months in Manurewa and there were 124 listings on the market last month.

In Otahuhu, the median value of a dwelling is now \$606,500 which represents growth of 89.9% over the past five years and softening of -1.3% over the past year.

There are 2,951 dwellings in Otahuhu with 113 selling over the past 12 months and 37 listings on the market last month.

The smallest suburb in the area is Otahuhu which has just 2,951 dwellings. Values here for dwellings have eased by -1.3% over the past 12 months, and the median value is now \$606,500.

Median Suburb E-Valuer



Current Value & Recent Change

	Otahuhu	\$607k	-1.2%	-1.3%
	Median dwelling price		Qtr change	Yearly change
	Papatoetoe	\$714k	+1.3%	+0.8%
	Median dwelling price		Qtr change	Yearly change
	Manurewa	\$664k	+2.7%	+1.3%
	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 87.5%.

The median value of a dwelling in Papakura is now \$606,000 which is -0.7% down from the same time last year.

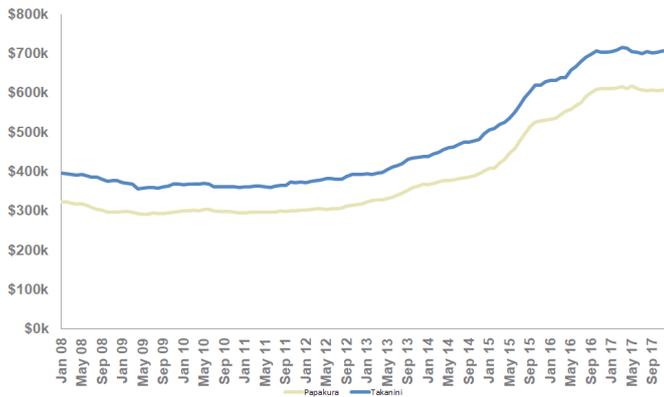
There were 462 sales over the past 12 months in Papakura and there were 120 listings on the market last month.

In Takanini, the median value of a dwelling is now \$701,200 which represents growth of 77.5% over the past five years and softening of -0.6% over the past year.

There are 2,512 dwellings in Takanini with 192 selling over the past 12 months and 46 listings on the market last month.

The smallest suburb in the area is Takanini which has just 2,512 dwellings. Values here for dwellings have eased by -0.6% over the past 12 months, and the median value is now \$701,200.

Median Suburb E-Valuer



Current Value & Recent Change

	Takanini	\$701k	-0.3%	-0.6%
	Median dwelling price		Qtr change	Yearly change
	Papakura	\$606k	-0.1%	-0.7%
	Median dwelling price		Qtr change	Yearly change

Pukekohe Market Update

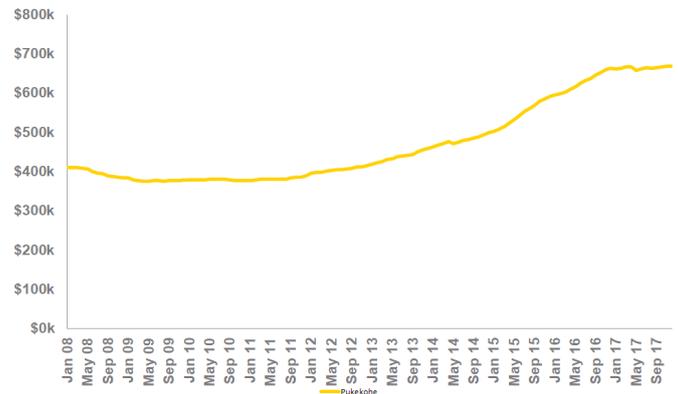
Pukekohe has performed consistently over the past five years with median value growth of 59.7%.

The median value of a dwelling in Pukekohe is now \$669,600 which is 1.3% up from the same time last year.

There were 468 sales over the past 12 months in Pukekohe and there were 170 listings on the market last month.

The smallest suburb in the area is Pukekohe which has just 7,003 dwellings. Values here for dwellings have grown by 1.3% over the past 12 months, and the median value is now \$669,600.

Median Suburb E-Valuer



Current Value & Recent Change

	Pukekohe	\$670k	+0.5%	+1.3%
	Median dwelling price		Qtr change	Yearly change

If you're looking to sell, buy or rent,
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