

## AUCKLAND MARKET SUMMARY

April 2021

“Median house prices in the Auckland region reached a record median price in March of \$1,120,000, up 18.5% from the same time last year. The REINZ House Price Index further displays the increasing value of properties in the region, as it increased 22.7% from the same time last year to a new record of 3,749. Activity has remained strong for the majority of the month as investors moved to secure property prior to the new legislation and as first home buyers continue to secure property where they can. 3,872 properties were sold in the Auckland region during March, up 49.9% year-on-year resulting in the second highest level of sales on record. Although, since the announcement of the changes to the bright-line test and tax deductibility rules, investor interest levels have eased a bit. Auctions remain a popular choice for vendors to find the market value of their home, with 52.4% of all sales being completed by auction, up from 38.4% at the same time last year.”

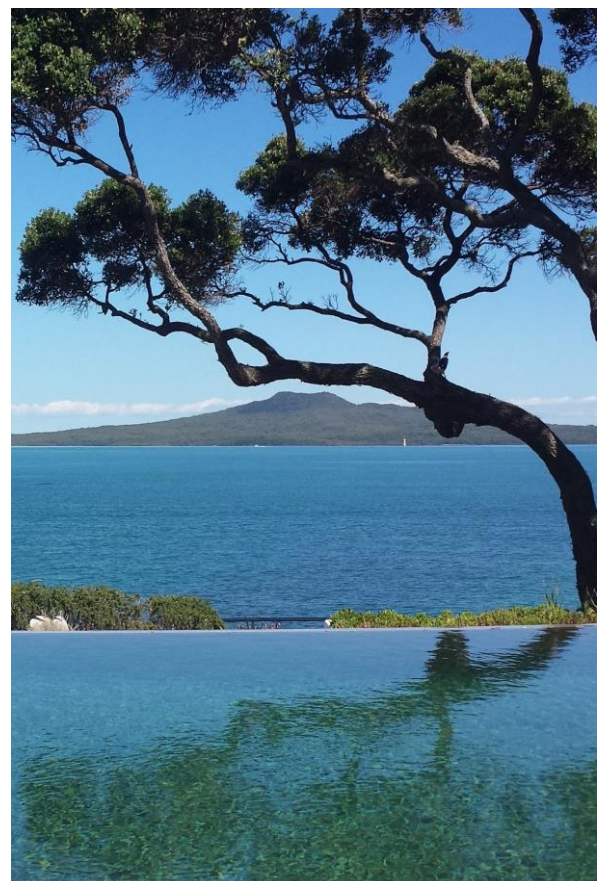
REINZ

### Compared to March 2020

- Median Price up 18.5%
- Sales Count up 49.9%
- Days to Sell decreased 2 days

### Compared to February 2021

- Median Price up 1.8%
- Seasonally adjusted median price down 3.9%
- Sales Count up 34.7%
- Seasonally adjusted sales count up 6.2%
- Days to Sell decreased 3 day



# AUCKLAND REGION TRENDS

PRICE



VOLUMES



DAYS TO  
SELL



OVERALL



**R** RECORD MEDIAN PRICE

	MEDIAN PRICE			VOLUME SOLD		
	Mar-21	Feb-21	Mar-20	Mar-21	Feb-21	Mar-20
<b>R</b> Auckland City	1,385,000	1,300,000	1,161,000	1,112	838	779
Franklin District	826,000	827,000	706,000	103	112	108
<b>R</b> Manukau City	1,065,000	1,003,000	920,000	830	608	486
<b>R</b> North Shore City	1,350,000	1,320,000	1,125,000	637	470	441
<b>R</b> Papakura District	865,000	831,000	710,000	205	172	122
<b>R</b> Rodney District	1,150,000	1,030,000	898,000	282	243	238
Wairakere City	988,000	1,003,000	845,000	703	431	409
<b>Auckland Region</b>	<b>1,120,000</b>	<b>1,100,000</b>	<b>945,000</b>	<b>3,872</b>	<b>2,874</b>	<b>2,583</b>
	Vs..	Feb-21	Mar-20	Vs..	Feb-21	Mar-20
Auckland City		6.5%	19.3%		327%	427%
Franklin District		-0.1%	17.0%		-8.0%	-4.6%
Manukau City		6.2%	15.8%		36.5%	70.8%
North Shore City		2.3%	20.0%		35.5%	44.4%
Papakura District		4.1%	21.8%		19.2%	68.0%
Rodney District		11.7%	28.1%		16.0%	18.5%
Wairakere City		-1.5%	16.9%		63.1%	71.9%
<b>Auckland Region</b>		<b>1.8%</b>	<b>18.5%</b>		<b>34.7%</b>	<b>49.9%</b>

