

# Rural Market Report



Period Dec 2014 3 Months

The Real Estate Institute of New Zealand  
 Subject to the REINZ Authorised User Agreement  
 13 January 2015, 14:38:40

## Number of Sales - All Sales by Type for New Zealand

Rural Property Type	Dec 2012	Dec 2013	Nov 2014	Dec 2014
Arable	20	30	22	27
Dairy	63	121	55	95
Finishing	64	111	57	65
Forestry	9	5	16	15
Grazing	172	237	155	219
Horticulture	34	36	61	54
Special	20	14	8	11
Total All Farms	382	554	374	486
Lifestyle Blocks	1618	1687	1632	1769

## Number of Sales - Farms by Type

District	Arable	Dairy	Finishing	Forestry	Grazing	Horticulture	Special	All Farms	Lifestyle
Northland	1	4	2	1	17	2	0	27	153
Auckland	8	3	4	1	18	10	3	47	389
Waikato	5	40	5	0	28	1	2	81	258
Bay of Plenty	0	5	2	0	13	24	1	45	136
Gisborne	0	0	0	2	3	0	0	5	24
Hawkes Bay	3	0	7	0	6	5	0	21	75
Taranaki	0	18	0	2	10	0	1	31	38
Manawatu/Wanganui	1	2	17	3	28	0	1	52	101
Wellington	0	1	1	2	9	1	0	14	97
Nelson	1	3	2	1	13	10	0	30	76
West Coast	0	2	0	0	2	0	0	4	16
Canterbury	5	7	14	3	41	1	3	74	255
Otago	2	2	4	0	13	0	0	21	102
Southland	1	8	7	0	18	0	0	34	49
New Zealand	27	95	65	15	219	54	11	486	1769

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## Number of Sales, Farms - 3 year comparison

District	Dec 2012	Dec 2013	Nov 2014	Dec 2014
Northland	22	38	31	27
Auckland	40	39	41	47
Waikato	53	78	62	81
Bay of Plenty	16	40	40	45
Gisborne	12	11	7	5
Hawkes Bay	12	25	17	21
Taranaki	26	48	20	31
Manawatu/Wangan	34	49	39	52
Wellington	11	14	8	14
Nelson	32	15	24	30
West Coast	6	4	5	4
Canterbury	61	74	40	74
Otago	27	59	12	21
Southland	30	60	28	34
New Zealand Total	382	554	374	486

## Number of Sales, Lifestyle - 3 year comparison

District	Dec 2012	Dec 2013	Nov 2014	Dec 2014
Northland	121	172	140	153
Auckland	361	400	379	389
Waikato	214	209	210	258
Bay of Plenty	116	121	117	136
Gisborne	10	17	26	24
Hawkes Bay	61	62	70	75
Taranaki	49	43	39	38
Manawatu/Wangan	135	94	116	101
Wellington	93	116	88	97
Nelson	78	76	61	76
West Coast	13	14	16	16
Canterbury	245	221	219	255
Otago	75	91	102	102
Southland	47	51	49	49
New Zealand Total	1618	1687	1632	1769

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## Median Farm Size ha.- All Farm Sales by Type for New Zealand

Rural Property Type	Dec 2012	Dec 2013	Nov 2014	Dec 2014
Arable	63	76	17	20
Dairy	90	112	102	113
Finishing	98	96	47	51
Forestry	41	25	63	61
Grazing	60	69	62	64
Horticulture	9	5	7	6
Special	50	33	127	43
Total All Farms	66	82	50	62

## Median Farm Size ha. - Farms by Type

District	Arable	Dairy	Finishing	Forestry	Grazing	Horticulture	Special	All Farms
Northland	36	140	64	64	39	16	0	45
Auckland	6	119	152	185	39	4	6	24
Waikato	15	96	94	0	37	3	29	78
Bay of Plenty	0	118	23	0	55	5	65	15
Gisborne	0	0	0	25	67	0	0	50
Hawkes Bay	30	0	240	0	298	8	0	33
Taranaki	0	64	0	39	59	0	573	63
Manawatu/Wanganui	20	101	60	169	76	0	192	77
Wellington	0	127	16	37	53	6	0	51
Nelson	1	235	36	61	67	9	0	45
West Coast	0	358	0	0	32	0	0	182
Canterbury	121	169	31	70	105	10	65	88
Otago	157	166	58	0	74	0	0	90
Southland	19	227	50	0	77	0	0	93
New Zealand	20	113	51	61	64	6	43	62

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## Median Selling Price per Hectare - All Farm Sales by District and Type

District	Rural Property Type	Dec 2012	Dec 2013	Nov 2014	Dec 2014
New Zealand	Arable	24,929	22,723	66,990	57,167
	Dairy	34,483	38,267	36,825	41,227
	Finishing	18,852	21,289	26,545	24,043
	Forestry	4,114	5,000	7,702	8,499
	Grazing	16,511	16,308	14,811	16,167
	Horticulture	89,139	141,134	186,615	202,308
	Special	13,292	26,478	21,701	39,362
	<b>Total All Farms</b>	<b>23,070</b>	<b>24,163</b>	<b>29,834</b>	<b>28,781</b>
Northland	Arable	0	0	82,988	8,263
	Dairy	17,045	13,162	17,564	20,336
	Finishing	6,120	10,800	15,932	30,400
	Forestry	0	4,439	5,505	5,505
	Grazing	6,944	9,588	13,797	12,833
	Horticulture	295,537	20,575	285,448	151,857
	Special	202,273	0	2,540	0
	<b>Total All Farms</b>	<b>11,910</b>	<b>10,917</b>	<b>15,068</b>	<b>14,761</b>
Auckland	Arable	0	0	118,030	165,130
	Dairy	21,881	29,724	32,683	37,634
	Finishing	24,552	38,673	33,889	15,055
	Forestry	3,077	0	6,905	6,905
	Grazing	23,056	18,975	24,785	20,465
	Horticulture	171,671	189,048	472,018	441,942
	Special	1,217,063	375,548	341,446	1,728,608
	<b>Total All Farms</b>	<b>25,029</b>	<b>35,199</b>	<b>74,173</b>	<b>44,000</b>
Waikato	Arable	21,569	54,878	75,923	83,333
	Dairy	42,258	43,902	41,227	44,584
	Finishing	40,446	20,193	33,423	7,510
	Forestry	0	0	0	0
	Grazing	29,933	31,426	42,045	43,750
	Horticulture	0	148,333	196,667	196,667
	Special	0	9,471	21,735	36,737
	<b>Total All Farms</b>	<b>37,278</b>	<b>37,420</b>	<b>43,750</b>	<b>45,455</b>
Bay of Plenty	Arable	0	0	456,326	0
	Dairy	33,471	28,040	31,087	28,696
	Finishing	0	0	49,151	40,514
	Forestry	0	0	0	0
	Grazing	12,500	25,371	12,111	12,111

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District	Rural Property Type	Dec 2012	Dec 2013	Nov 2014	Dec 2014
	Horticulture	88,797	164,781	205,000	214,375
	Special	0	0	0	39,362
	<b>Total All Farms</b>	<b>41,772</b>	<b>44,801</b>	<b>141,512</b>	<b>128,571</b>
<b>Gisborne</b>	Arable	0	10,085	17,883	0
	Dairy	0	0	0	0
	Finishing	11,669	7,844	0	0
	Forestry	0	0	18,523	15,199
	Grazing	3,572	5,000	6,983	5,736
	Horticulture	79,643	104,305	30,769	0
	Special	0	1,261	0	0
	<b>Total All Farms</b>	<b>62,540</b>	<b>6,956</b>	<b>14,773</b>	<b>13,575</b>
<b>Hawkes Bay</b>	Arable	0	9,018	43,735	57,167
	Dairy	0	0	0	0
	Finishing	7,848	10,298	20,000	14,748
	Forestry	4,114	0	0	0
	Grazing	7,944	10,624	4,398	6,927
	Horticulture	112,778	95,238	138,763	111,254
	Special	8,419	0	0	0
	<b>Total All Farms</b>	<b>8,456</b>	<b>11,345</b>	<b>24,117</b>	<b>17,207</b>
<b>Taranaki</b>	Arable	0	74,122	0	0
	Dairy	39,762	40,079	53,922	51,746
	Finishing	5,105	148,162	0	0
	Forestry	2,279	0	12,153	7,703
	Grazing	10,716	42,094	15,234	23,993
	Horticulture	0	0	0	0
	Special	2,124	86,376	628	628
	<b>Total All Farms</b>	<b>26,879</b>	<b>41,452</b>	<b>31,653</b>	<b>40,635</b>
<b>Manawatu/Wanganui</b>	Arable	25,106	15,123	23,012	24,331
	Dairy	27,773	20,011	20,184	29,580
	Finishing	20,270	19,394	25,840	23,382
	Forestry	1,299	0	3,609	5,828
	Grazing	11,131	7,769	14,234	15,921
	Horticulture	0	0	0	0
	Special	0	80,712	27,415	21,666
	<b>Total All Farms</b>	<b>18,298</b>	<b>16,027</b>	<b>21,141</b>	<b>17,842</b>
<b>Wellington</b>	Arable	26,504	2,288	0	0
	Dairy	0	0	0	41,034
	Finishing	23,116	7,905	14,271	37,288
	Forestry	0	20,418	3,949	8,191

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District	Rural Property Type	Dec 2012	Dec 2013	Nov 2014	Dec 2014
	Grazing	4,240	10,485	45,960	15,398
	Horticulture	26,263	122,222	116,369	116,369
	Special	0	0	0	0
	<b>Total All Farms</b>	<b>18,852</b>	<b>11,457</b>	<b>30,679</b>	<b>23,949</b>
<b>Nelson</b>	Arable	0	0	0	451,642
	Dairy	0	27,778	9,312	19,577
	Finishing	13,090	0	48,897	48,897
	Forestry	13,584	3,450	2,459	2,459
	Grazing	17,915	6,989	6,254	6,254
	Horticulture	149,011	142,341	143,179	153,692
	Special	3,710	100,000	0	0
	<b>Total All Farms</b>	<b>20,796</b>	<b>9,098</b>	<b>82,376</b>	<b>30,380</b>
<b>West Coast</b>	Arable	0	0	0	0
	Dairy	21,373	9,513	19,817	14,368
	Finishing	0	0	0	0
	Forestry	0	0	0	0
	Grazing	14,824	5,719	11,212	14,398
	Horticulture	0	0	0	0
	Special	0	0	0	0
	<b>Total All Farms</b>	<b>15,103</b>	<b>7,616</b>	<b>14,890</b>	<b>14,368</b>
<b>Canterbury</b>	Arable	24,752	41,155	50,491	45,000
	Dairy	47,475	52,377	19,849	49,869
	Finishing	18,852	25,277	33,291	31,159
	Forestry	23,321	0	14,166	10,161
	Grazing	26,893	22,448	13,434	20,816
	Horticulture	0	39,965	66,500	66,500
	Special	13,994	0	31,176	25,778
	<b>Total All Farms</b>	<b>25,526</b>	<b>25,813</b>	<b>21,469</b>	<b>28,200</b>
<b>Otago</b>	Arable	29,237	19,199	0	6,358
	Dairy	34,483	32,026	0	46,966
	Finishing	9,121	11,245	19,224	19,224
	Forestry	1,268	5,000	0	0
	Grazing	11,100	10,674	8,003	11,241
	Horticulture	40,476	0	0	0
	Special	34,772	23,702	0	0
	<b>Total All Farms</b>	<b>13,242</b>	<b>12,535</b>	<b>11,944</b>	<b>11,779</b>
<b>Southland</b>	Arable	0	0	30,155	30,155
	Dairy	34,107	38,095	42,815	42,941
	Finishing	18,834	24,587	23,521	23,981

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District	Rural Property Type	Dec 2012	Dec 2013	Nov 2014	Dec 2014
	Forestry	0	0	19,000	0
	Grazing	22,522	26,953	13,187	18,366
	Horticulture	0	0	0	0
	Special	24,461	15,170	0	0
	<b>Total All Farms</b>	<b>21,750</b>	<b>27,365</b>	<b>22,252</b>	<b>26,443</b>

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## Median Sales, Lifestyle - 3 year comparison

District	Dec 2012	Dec 2013	Nov 2014	Dec 2014
Northland	345,000	350,000	320,000	340,000
Auckland	729,000	817,500	875,000	958,000
Waikato	459,500	510,000	499,500	490,500
Bay of Plenty	475,000	515,000	480,000	517,500
Gisborne	638,500	295,000	500,000	500,000
Hawkes Bay	460,000	402,500	460,000	400,000
Taranaki	450,000	420,000	491,000	468,000
Manawatu/Wanganui	330,000	406,500	400,000	400,000
Wellington	471,000	442,500	404,000	430,000
Nelson	505,750	507,500	520,000	570,000
West Coast	295,000	101,000	161,000	217,500
Canterbury	510,000	595,000	560,000	580,000
Otago	430,000	480,000	432,500	425,000
Southland	320,000	430,000	440,000	430,000
New Zealand Total	490,000	520,000	515,000	525,000



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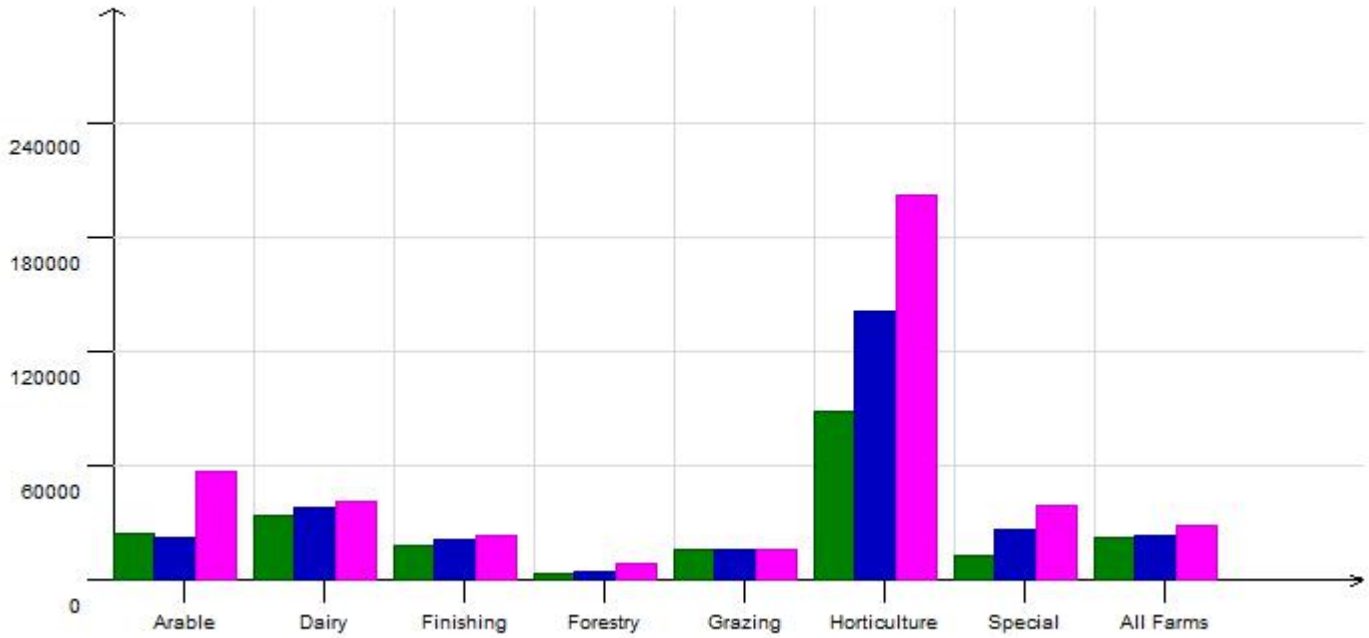


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## Farms - Median Price per Hectare 3-Year trend - All New Zealand

Dec 2012  
Dec 2013  
Dec 2014



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## Lifestyle - Median Sale Price 3-Year Trend

Dec 2012  
Dec 2013  
Dec 2014

