



Jo Harris & Co.

www.joharris.co.nz
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AUGUST 2019 UPDATE

Hi All, wow, we are at the end of August already!! We wonder just where the time goes sometimes and we're sure many of you are of the same mind. Just brings to the forefront the need to make the most of our time, to do the things that you enjoy with the people you love!

Some interesting information that could be helpful to you as a FIRST HOME BUYER! You may be eligible for government support to buy your first home... including a KiwiSaver HomeStart grant. After just three years of contributions to KiwiSaver, you may be entitled to a KiwiSaver HomeStart grant, administered by Housing New Zealand. Grant values vary according to whether you're purchasing an existing home or building or purchasing a new home.

To learn more, go to: <https://blog.homes.co.nz/kiwisaver-homestart-grant-buying-your-first-home/>.

On another note; the residential property market saw REINZ recording the month of July as the highest number of properties sold across New Zealand in three years. House sales activity across Hamilton city lifted during July while the distinct lack of properties available for sale caused the median price to soar. A total of 278 dwellings sold during July, 10% up on sales for June. With only 751 properties available at the beginning of the month competition for the right properties was fierce and forced the median to climb to a record \$590,000, up on the previous high of \$580,000 in May. The number of properties for sale on realestate.co.nz had fallen to 662 by the beginning of August evidencing the momentum in the market. Auction clearance rates picked up throughout the month and the early indication in August is that this method of sale will favour sellers into the spring. If you are requiring any assistance regarding anything Real Estate, please call us, we offer friendly advice for free! Jo, Stephen, Dave & Nichola of the Jo Harris & Co. Team @Lodge.

OUR LISTINGS



Follow us on Instagram: <https://instagram.com/joharrisco?igshid=ndlzftnurbpd>

To view all listings, go to: www.realestate.co.nz/profile/agent/229382

Take the stress away, deal with the **Jo Harris & Co. team** to sell your home!
For fantastic service with great results, call us today!

- ✓ Honesty & integrity
- ✓ We genuinely care
- ✓ Proven results
- ✓ Customer satisfaction
- ✓ You can trust us with your home
- ✓ Committed to getting the best result for you



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HAMILTON RESIDENTIAL MARKET REPORT

AUGUST 2019

SALES DATA

NUMBER OF SALES
IN JULY*

278

▲
7%
LAST MONTH

▲
9%
SAME MONTH
LAST YEAR

NUMBER OF SALES
JUNE 2019
260

NUMBER OF SALES
JULY 2018
256

LISTING DATA

NUMBER OF PROPERTIES
FOR SALE
IN JULY**

662

▼
12%
LAST MONTH

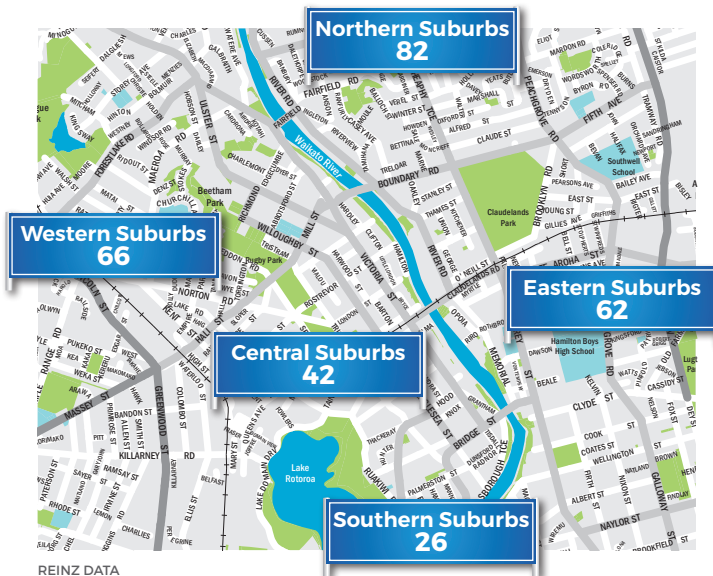
▼
2%
SAME MONTH
LAST YEAR

PROPERTIES FOR SALE
JUNE 2019
751

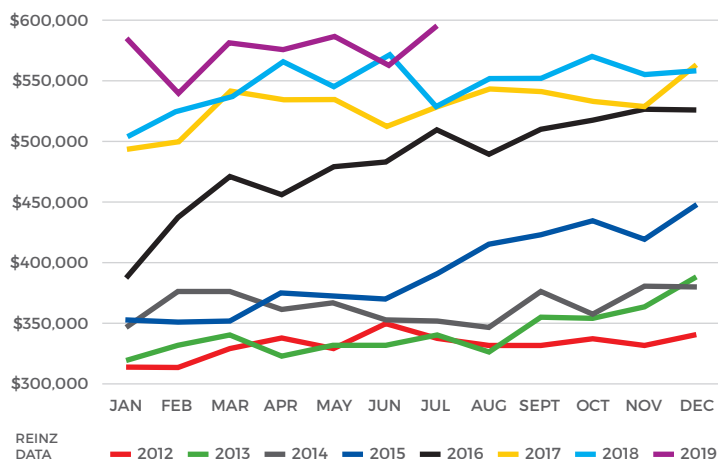
PROPERTIES FOR SALE
JULY 2018
676

*REINZ DATA FOR ALL HAMILTON AGENT SOLD HOUSES **END OF JULY ADVERTISED REALESTATE.CO.NZ

SALES BY FOCUS AREA



MEDIAN PRICE RANGE



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"The median price hit a record as buyers competed to secure property."

Stephen Wang, Residential Sales
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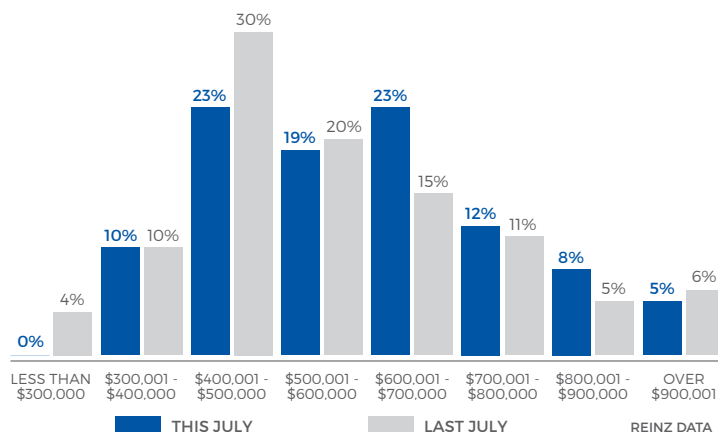
MEDIAN SALE
PRICE JULY 2019
\$590,000

MEDIAN SALE
PRICE JUNE 2019
\$560,000

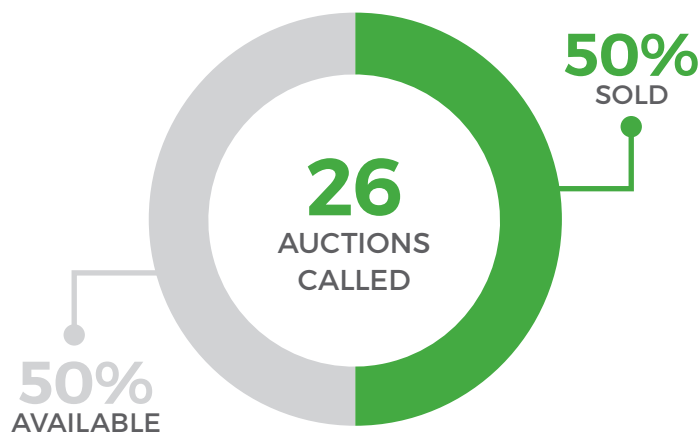
MEDIAN SALE
PRICE JULY 2018
\$530,000

REINZ DATA FOR ALL HAMILTON AGENT SOLD HOUSES

PRICE BRACKET BREAKDOWN



LODGE AUCTION CLEARANCE RATES



NOBODY KNOWS HAMILTON LIKE US
LODGE.CO.NZ

Lodge
REAA 2008

The information contained in this report comes from various industry sources. Prospective purchasers should not be confined to the contents of the material herein and should make their own inquiries to satisfy themselves on the accuracy of all aspects.