

Market Update

Regional Commentary

Median prices in Waikato decreased by 3.5% year-on-year to \$747,500.

“Owner-occupiers remained the most active buyer group across the region. Hamilton and Taupo also saw activity from first home buyers, while there was activity among holiday home buyers in Thames-Coromandel.

While most vendors are meeting the market, some are holding firm on their original price expectations. Open home attendance levels and auction room activity were good, with more properties selling under the hammer compared with late 2023.

Factors such as interest rates, uncertainty regarding government policy changes, difficulty securing finance for some buyers, and a ‘wait-and-see’ approach by some buyers, are having the most significant impact on the market. Despite this, local agents observe that overall market confidence is building.”

Jen Baird
REINZ CEO

Median Sale Price



\$747,500

February 2024

\$765,000

January 2024

2.3%



\$775,000

February 2023

3.5%



Number of Sales



521

407

February 2023

Median Days to Sell



56

66

February 2023

Area	Hamilton	Putaruru/ Tirau/Arapuni	Tokoroa	Cambridge	Te Awamutu	Huntly
Median Sale Price	\$750,000	\$520,000	\$430,000	\$1,160,000	\$675,000	\$442,000
Number of Sales	196	7	21	15	20	10
Median Days to Sell	40	77	21	28	74	54

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