



RURAL & LIFESTYLE SPECIALIST

# Shaun Tong

HAWKE'S BAY

[shauntong.com](http://shauntong.com)

## LIFESTYLE NEWS

Summer Edition | November 2018

### Welcome to our Summer Newsletter



Welcome to our 2018 Lifestyle Newsletter.

The predicted Auckland slow down and Government foreign buyer policies have not yet dampened the local market. Lifestyle buyers are still out in numbers looking for their next home in the country, with good enquiry and open homes generally well attended, especially new listings.

Here are the figures from REINZ statistics for the Hawke's Bay District for Lifestyle and Horticulture properties sold through Real Estate firms for the months of July, August and September 2018

Total number sold .....	63
Total accumulated value .....	\$57,903,500
Average sale price achieved .....	\$919,103
Average of monthly median time on market	113 days

The average price has dropped back on last quarter which is more in line with the rise in values we thought was happening. The end of year average will give a more accurate picture – watch this space!

The number of transactions is down a little on previous years in the same period, mostly due I think to a shortage of available lifestyle properties for sale.

The average of the median time to sell has jumped up again but is only due to a small number of horticulture sales that have taken longer to sell and are skewing the figures. Lifestyle sales were only 70 days.



Property Brokers new branding looks fresh and is designed around the digital age we are now in. You will notice I have also refreshed my own website and local road signage with the assistance of Creative Design & Marketing based in Hastings, which I am really pleased with.

We have many buyers on our books looking for Lifestyle property, especially property under \$700,000, so if you are considering selling, please give me a call.

Kind regards,

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