

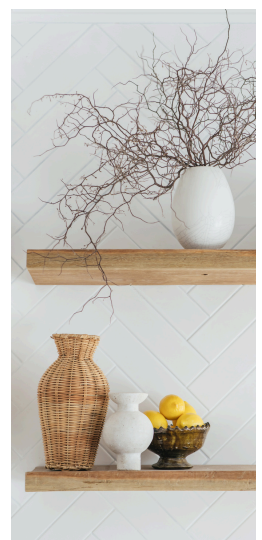
## WELCOME TO OUR Market Snapshot

"First home buyers and owner-occupiers were the most active buyers, with fewer investor enquiries reported and fewer purchases from that buyer type.

Most vendors were realistic and willing to meet market expectations; however, vendors at the higher end of the market tended to hold firm on their original price expectations. Attendance at open homes was dependent on the weather, but overall, it was steady across the board. Auction room activity was steady, with a mix of multiple bidders and no bidders, but conditional offers were accepted immediately post-auction.

Factors like vendors' reluctance to sell in winter, lower stock levels, and a lack of buyer urgency despite lower interest rates influenced market sentiment. Local salespeople are cautiously optimistic that spring will bring more activity, as there will be the usual winter slump for the next couple of months."

Lizzy Ryley  
REINZ Chief Executive



# June Facts

The median price for Canterbury decreased by 2.2% year-on-year to \$675,000.

Canterbury is the top-ranked HPI (House Price Index) year-on-year movement this month.

Auction activity remains fairly steady around the country, with interest.co.nz monitoring 272 residential property auctions over the week of June 28 to July 4, up from 262 the previous week.

A highlight of the latest auctions was the 70% sales rate achieved in Canterbury, which was the highest it has been since February last year.

## Waimakariri District

June saw sales decrease to 141. Of these, 119 were residential sales. The highest residential sale was in Rangiora - \$2,800,000 which was for a 5-bedroom, 3-bathroom home on 2,779sqm.

The lowest was in Rangiora - \$372,000 which was for a 2-bedroom, 1-bathroom retirement unit.

22 of these sales were for sections.

Locality	No. Sales	Highest Price	Lowest Price	Median Days
Rangiora	45	\$2,800,000	\$372,000	44
Kaiapoi	29	\$910,000	\$472,000	42
Pegasus	17	\$1,020,000	\$540,000	61
Woodend	16	\$875,000	\$605,000	54
Oxford	9	\$784,000	\$458,000	36

*Statistics above do not include residential sections in highest/lowest price*

Lifestyle sales for June decreased to 22. The highest lifestyle sale was in Rangiora - \$6,250,000 which was for a 5-bedroom, 3-bathroom home on 4.53ha (medium density zoning). The lowest was in Clarkville - \$932,000 which was for a 3-bedroom, 1-bathroom home on 2.42ha.

5 of these sales were for bare land blocks.

## Hurunui District

June saw sales decrease to 26. Of these, 24 were residential sales. The highest residential sale was in Hanmer Springs - \$1,400,000 which was for a 4-bedroom, 2-bathroom home on a 1,980sqm section. The lowest was in Culverden - \$316,000 which was for a 3-bedroom, 1-bathroom home on a 1,012sqm section.

4 of these sales were for sections.

Locality	No. Sales	Highest Price	Lowest Price	Median Days
Amberley	8	\$735,000	\$407,000	-
Hanmer Springs	8	\$1,400,000	\$625,000	96
Leithfield	2	\$700,000	\$325,000	-
Culverden	3	\$430,500	\$316,000	-
Greta Valley	1	\$480,000	\$480,000	-

*Statistics above do not include residential sections in highest/lowest price*

Lifestyle sales for June decreased to 2. The highest lifestyle sale was in Leithfield - \$1,510,000 which was for a 4-bedroom, 4-bathroom home on 6.29ha. The lowest was in Balcairn - \$465,000 which was for a 5.24ha bare land block.

\$605 thousand

Current Median Sale Price

\$0

1 Year Ago  
Current prices are up Infinity% compared to this period

\$0

3 Years Ago  
Current prices are up Infinity% compared to this period

\$0

5 Years Ago  
Current prices are up Infinity% compared to this period

BEDROOM BREAKDOWN



SALES STATISTICS

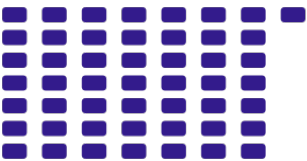
Sales Price



Total Sales Volume



Number of Sales



50 Median Days to Sell



## PROPERTY BREAKDOWN

Property breakdown includes some unconditional sales and settled sales

Address	Suburb	Sale Price	Sale Date	List Price	Agreement Date	BRMs	Floor m <sup>2</sup>	Land m <sup>2</sup>	Sale Tenure
101 High Street, Oxford 7430	Oxford	\$784,000	30 Jun 2025	\$800,000	22 May 2025	4	0	800	Freehold
8/18 Main St, Oxford, Waimakariri	Oxford	\$499,000	26 Jun 2025		11 Jun 2025	2	0	0	Unknown
663 Bay Road, Oxford 7430	Oxford	\$950,000	17 Jun 2025	\$999,000	17 May 2025	4	179	6.39 ha	Freehold
1 Olivea Place, Oxford 7430	Oxford	\$780,000	17 Jun 2025	\$779,000	14 Feb 2025	3	205	1621	Freehold
1/18 Main St, Oxford, Waimakariri	Oxford	\$545,000	17 Jun 2025	\$545,000	28 May 2025	3	120	297	Freehold
7 Harewood Road, Oxford 7430	Oxford	\$605,000	16 Jun 2025		16 Jun 2025	2	180	859	Freehold
37A Burnett Street, Oxford 7430	Oxford	\$458,000	11 Jun 2025		Invalid date		90	0	Freehold
15 Church Street, Oxford 7430	Oxford	\$600,000	11 Jun 2025		23 May 2025	3	0	790	Freehold
11 Kowhai Street, Oxford 7430	Oxford	\$685,000	09 Jun 2025		29 May 2025	3	158	1095	Freehold
10/18 Main St, Oxford, Waimakariri	Oxford	\$525,000	06 Jun 2025		22 May 2025	2	251	0	Freehold

## FEATURE LISTING:

### 7 Oakville Close, Rangiora

#### Auction

4 bedroom, 2 bathroom, floor size 262m<sup>2</sup>, land size 910m<sup>2</sup>



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