

Market update

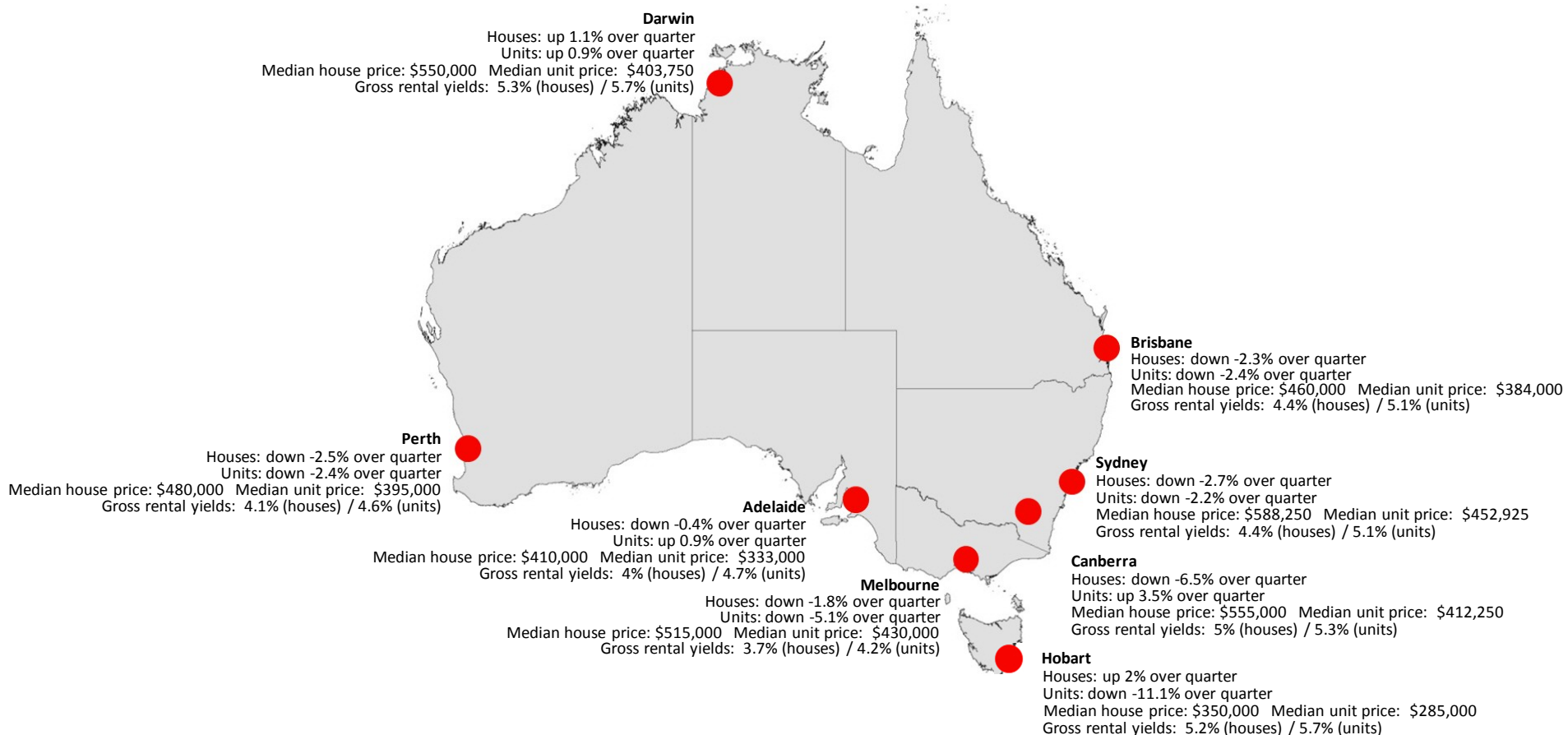
March 2011



rpdata.com
it's not just data, it's rpdata

Market snapshot

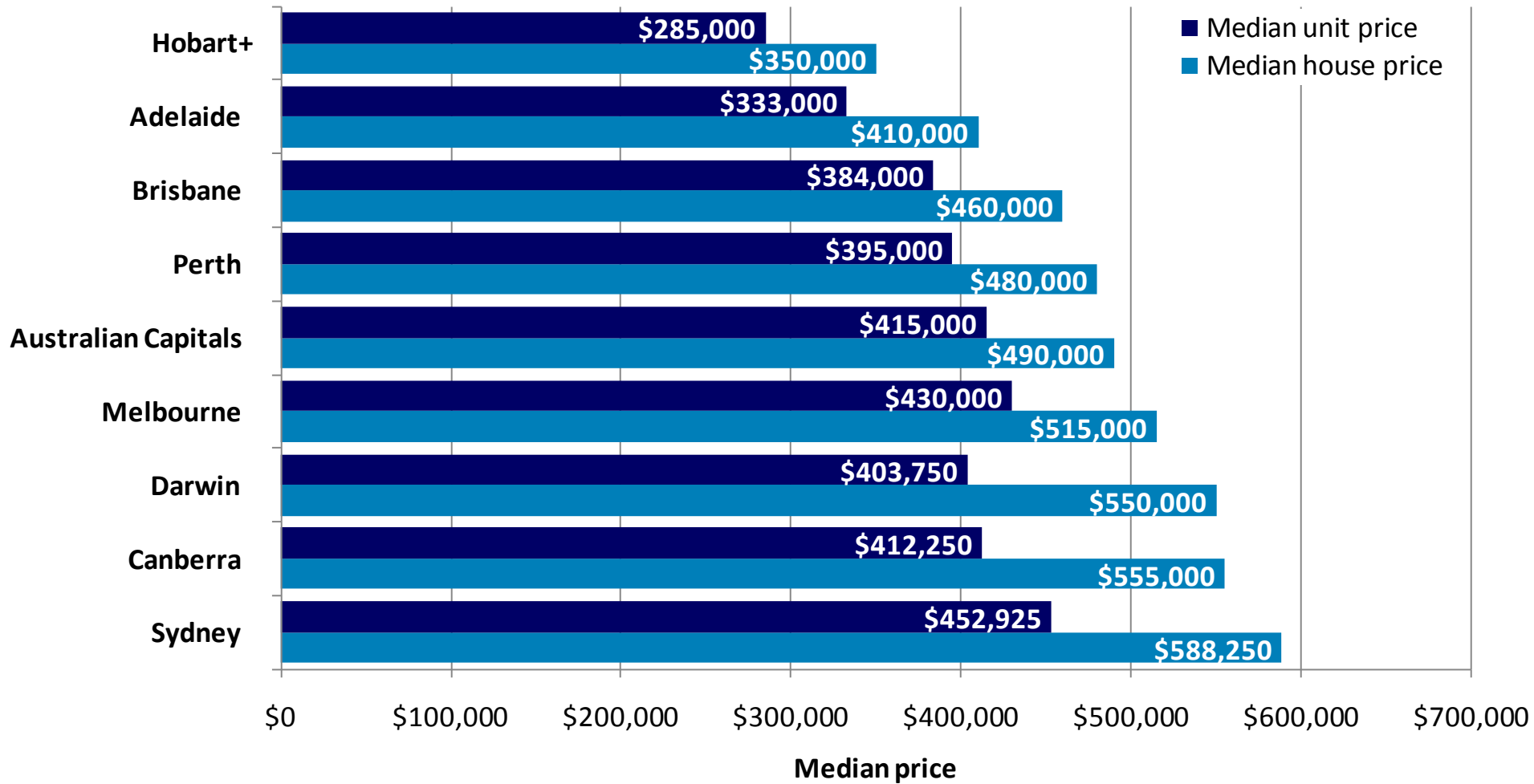
Australian capital cities, January 2011



* Hobart data is based on December '10 results

Median house and unit prices

Australian capital cities, January 2011

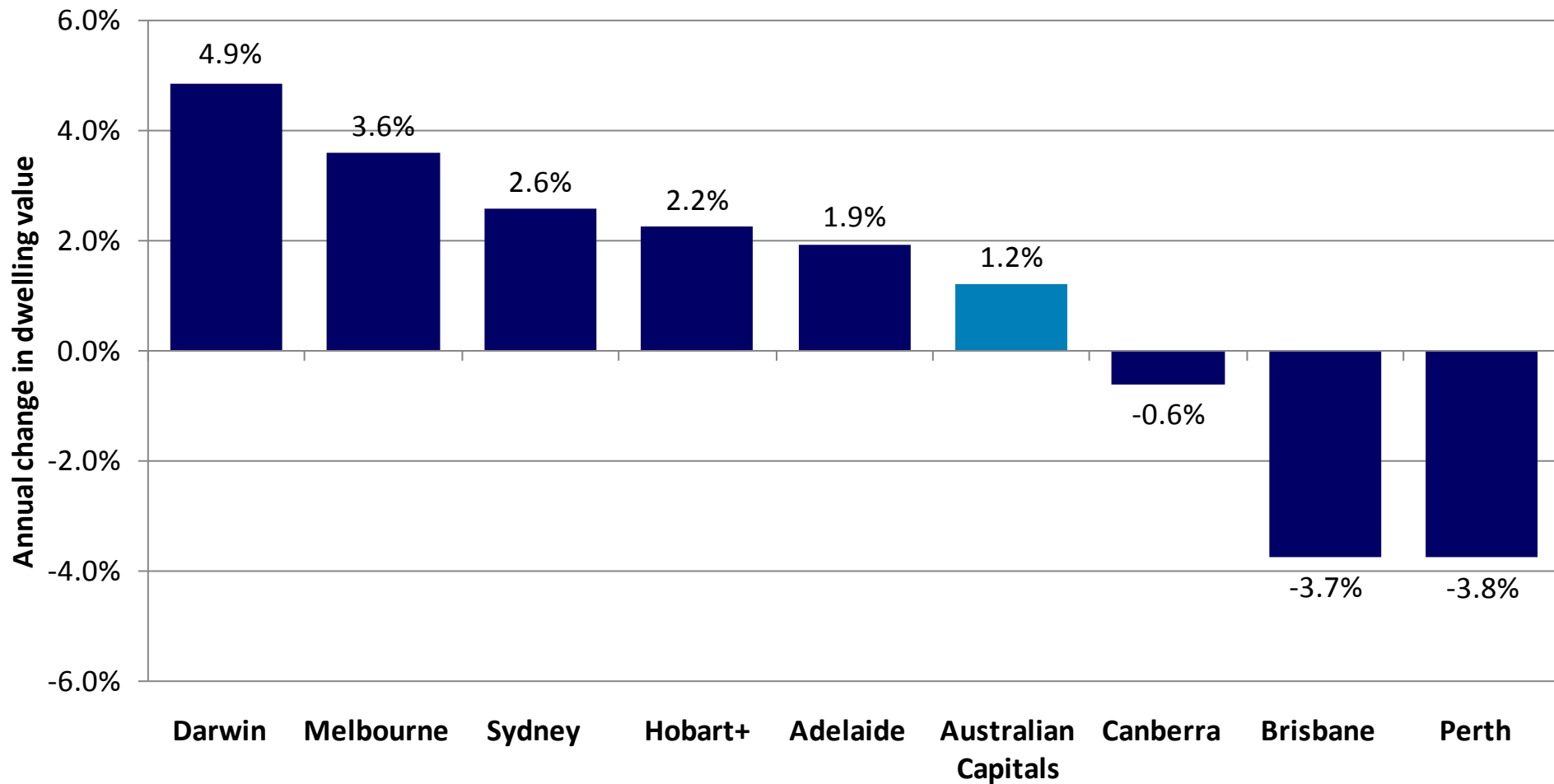


Source: rpdata.com - Rismark

* Note Hobart figures are based on December 2010 data

Annual change in dwelling values

Australian capital cities, Jan 2010 to Jan 2011

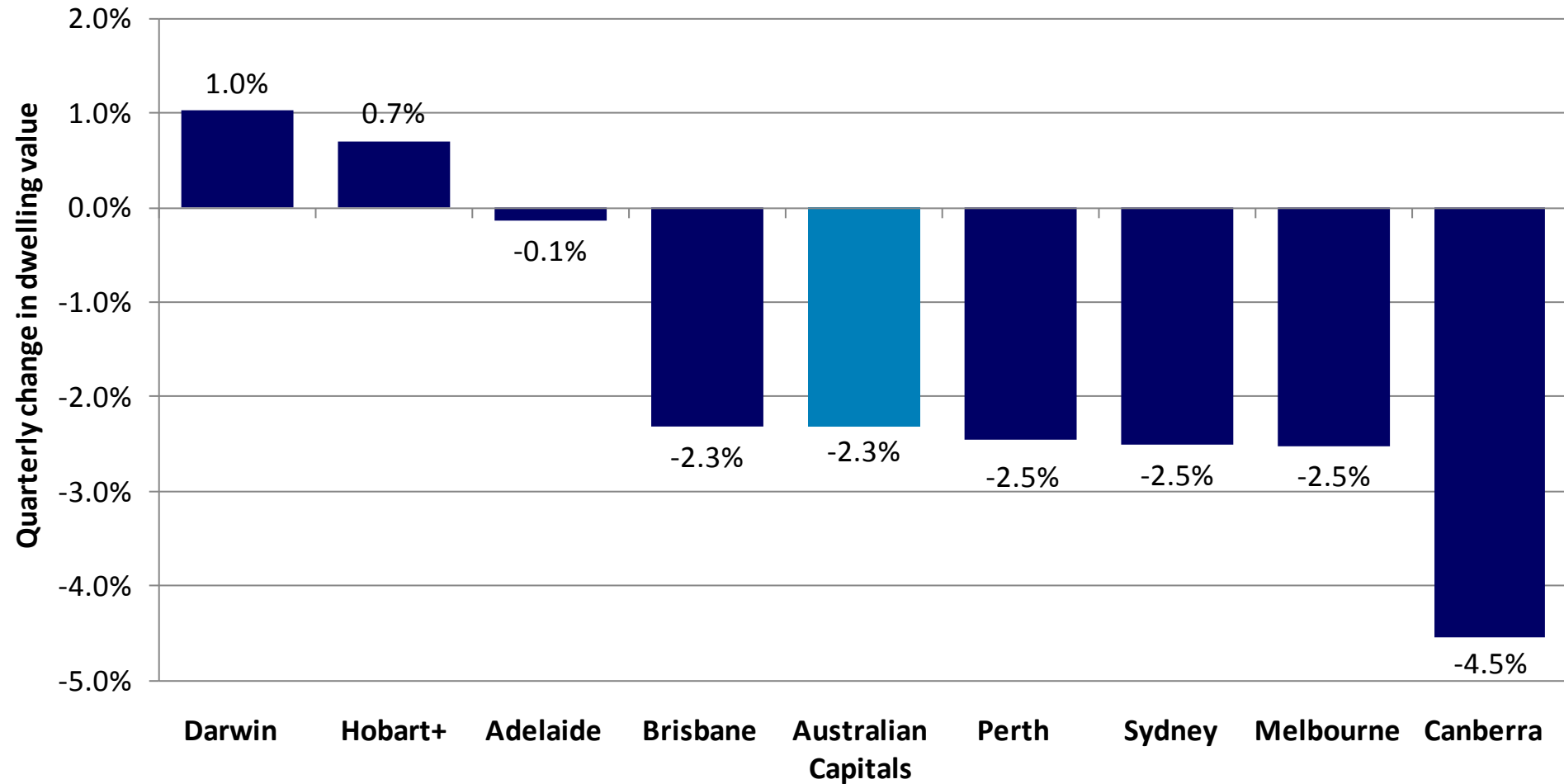


Source: rpdata.com - Rismark

* Note Hobart figures are based on December 2010 data

Quarterly change in dwelling values

Australian capital cities, three months ending Jan 2011

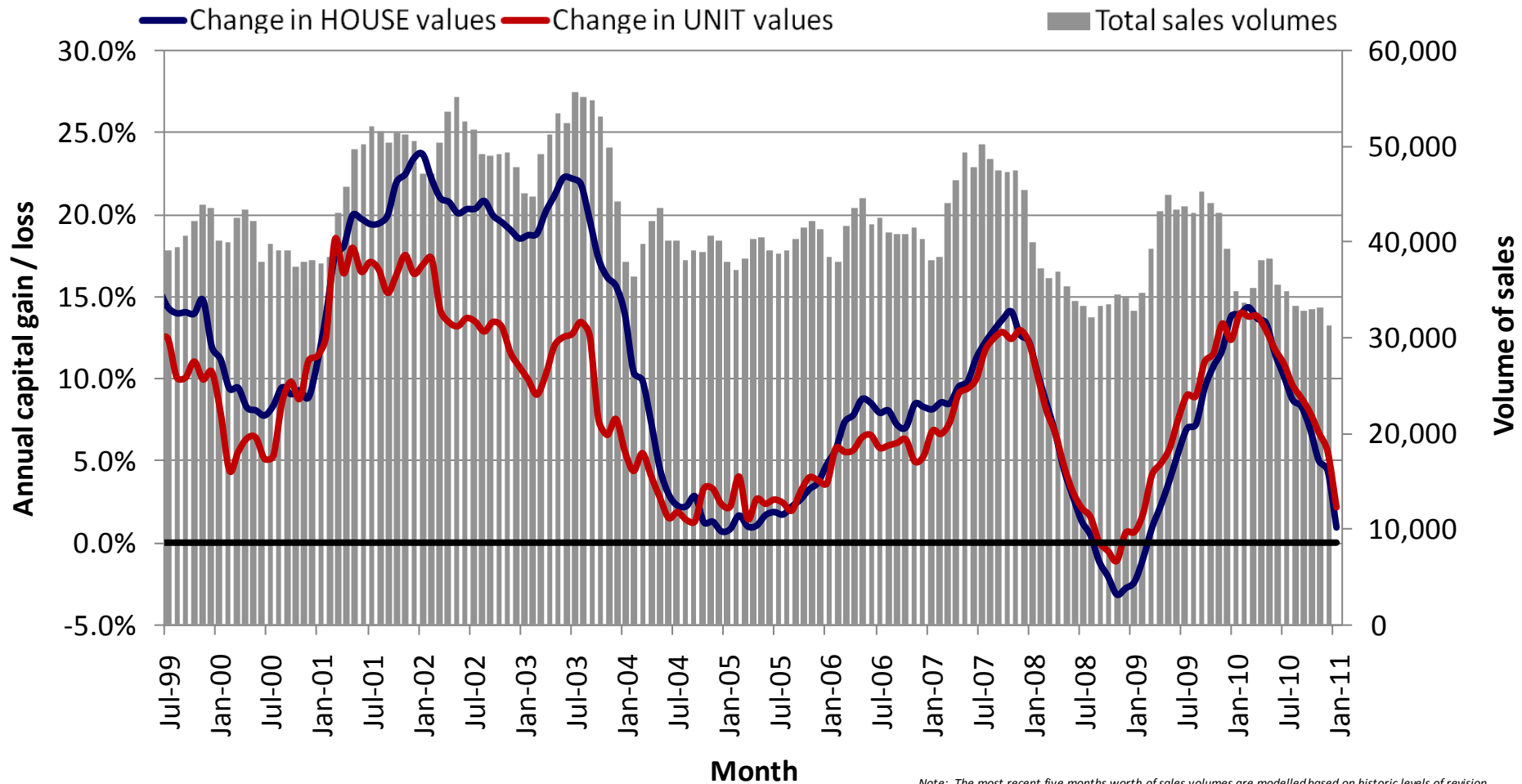


Source: rpdata.com - Rismark

* Note Hobart figures are based on December 2010 data

Combined capital city growth and sales volume

Annual gain / loss in value with total sales volumes over time



Note: The most recent five months worth of sales volumes are modelled based on historic levels of revision

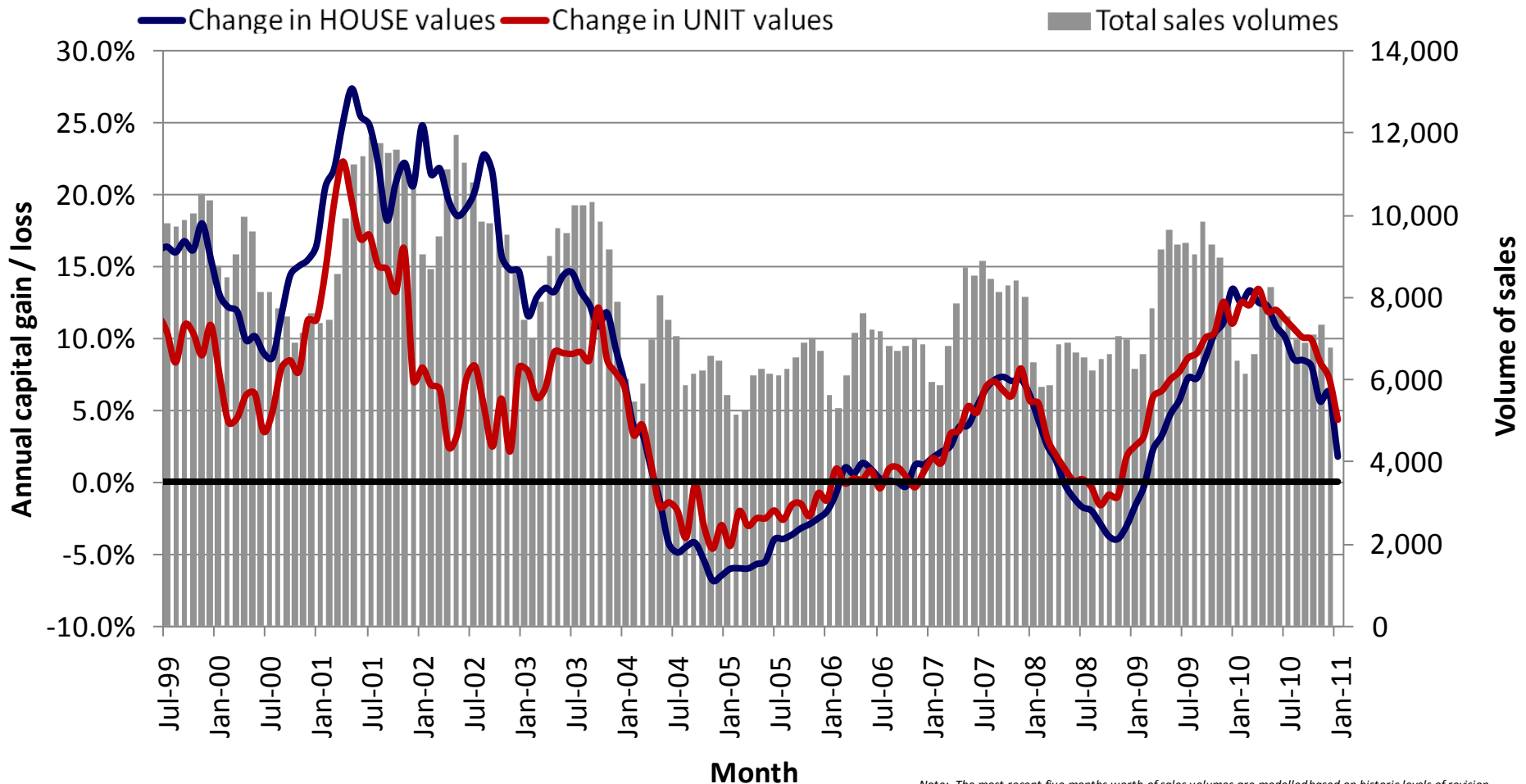
Current median house price: \$490,000

Current median unit price: \$415,000

Source: rpdata.com - Rismark

Sydney capital growth and sales volume

Annual gain / loss in value with total sales volumes over time



Note: The most recent five months worth of sales volumes are modelled based on historic levels of revision

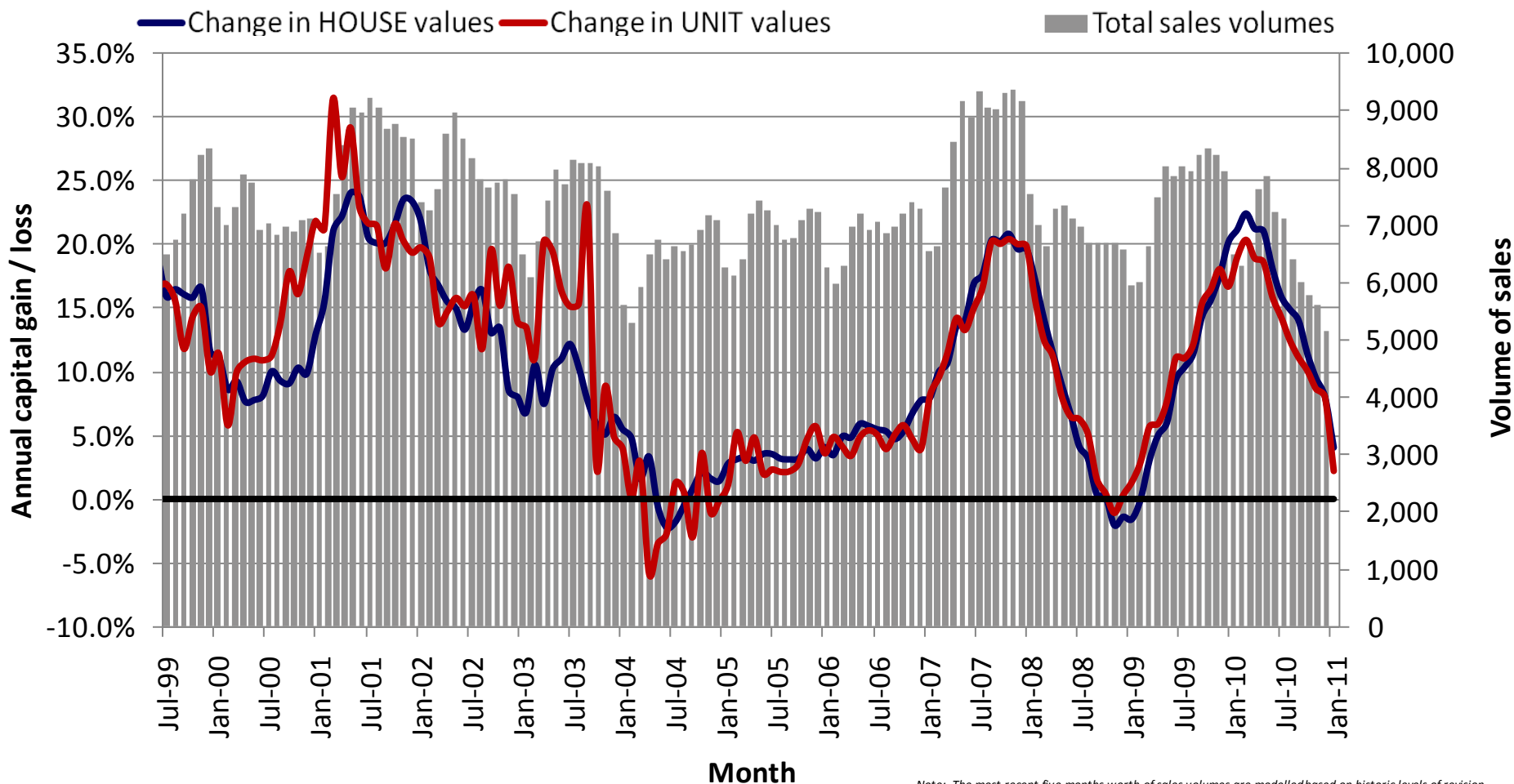
Current median house price: \$588,250

Current median unit price: \$452,925

Source: rpdata.com - Rismark

Melbourne capital growth and sales volume

Annual gain / loss in value with total sales volumes over time



Note: The most recent five months worth of sales volumes are modelled based on historic levels of revision

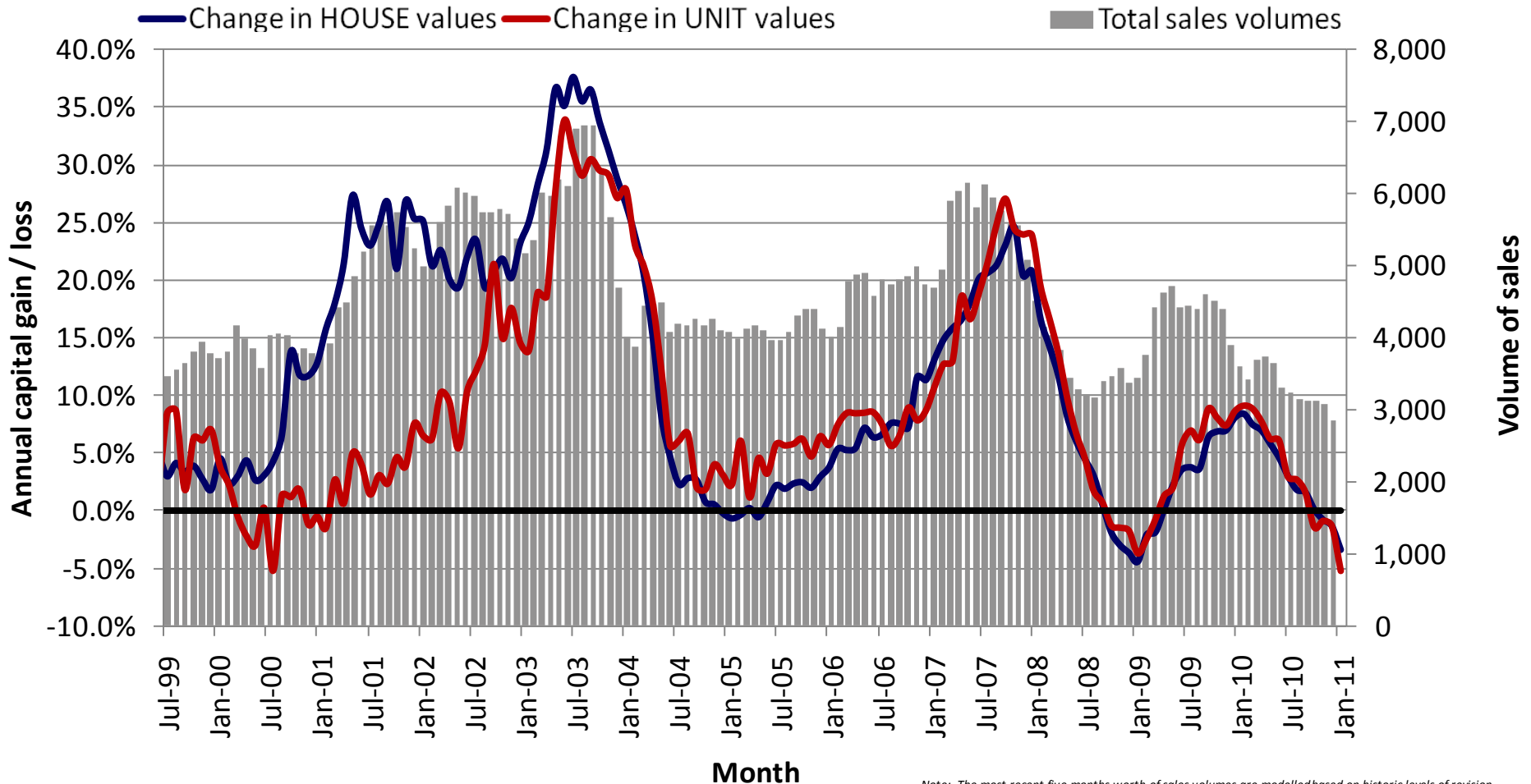
Current median house price: \$515,000

Current median unit price: \$430,000

Source: rpdata.com - Rismark

Brisbane capital growth and sales volume

Annual gain / loss in value with total sales volumes over time



Note: The most recent five months worth of sales volumes are modelled based on historic levels of revision

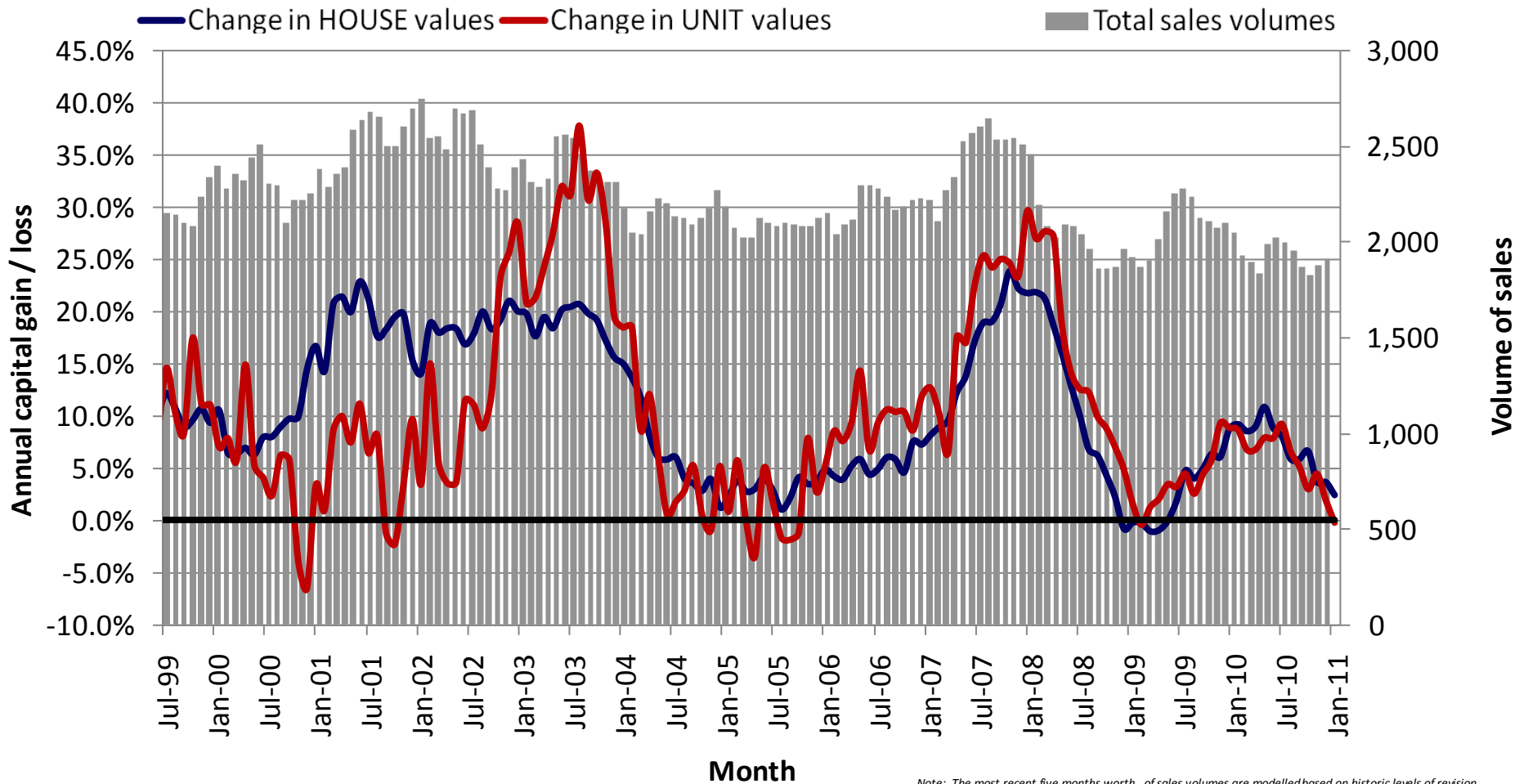
Current median house price: \$460,000

Current median unit price: \$384,000

Source: rpdata.com - Rismark

Adelaide capital growth and sales volume

Annual gain / loss in value with total sales volumes over time



Note: The most recent five months worth of sales volumes are modelled based on historic levels of revision

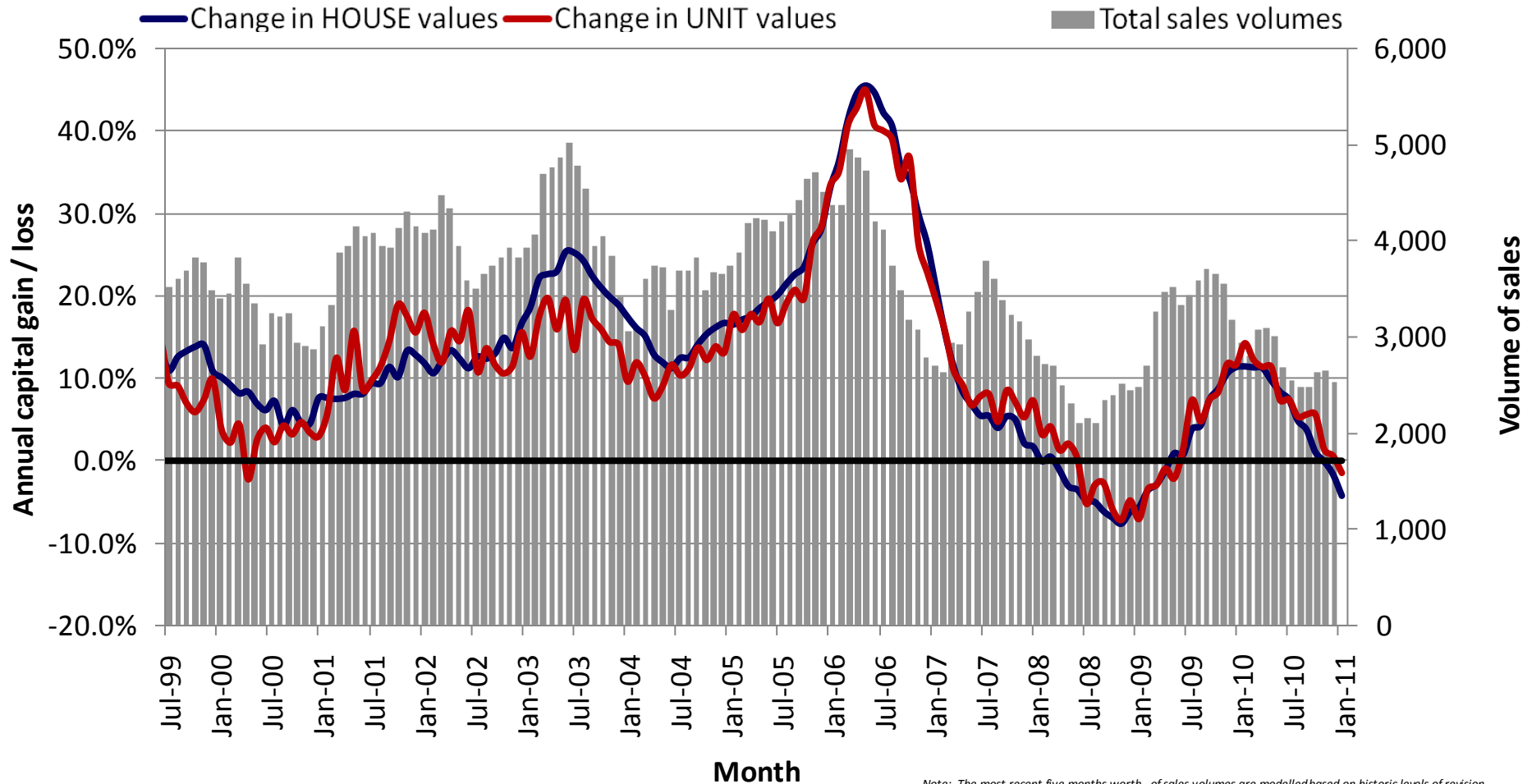
Current median house price: \$410,000

Current median unit price: \$333,000

Source: rpdata.com - Rismark

Perth capital growth and sales volume

Annual gain / loss in value with total sales volumes over time



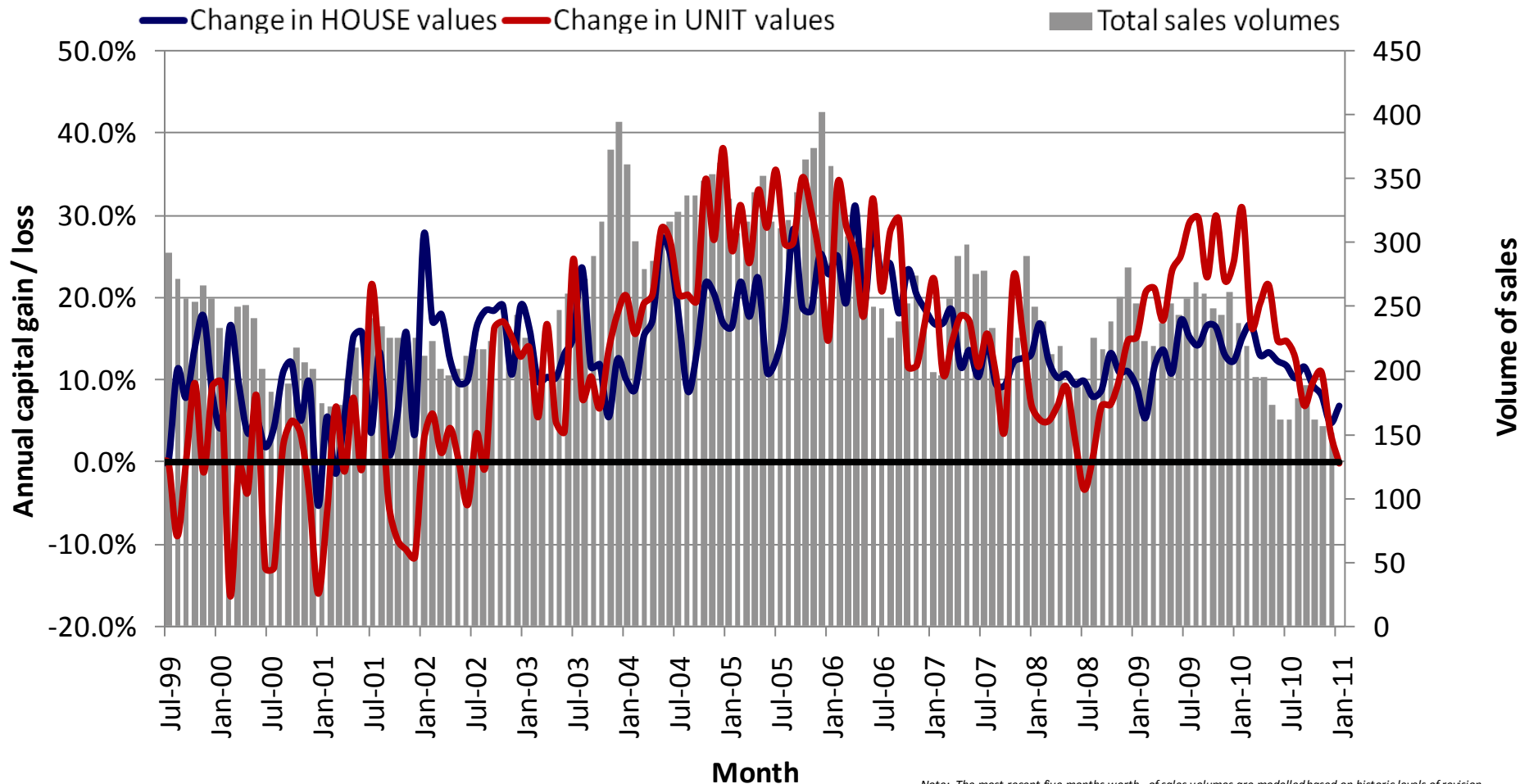
Note: The most recent five months worth of sales volumes are modelled based on historic levels of revision

Current median house price: \$480,000

Current median unit price: \$395,000

Darwin capital growth and sales volume

Annual gain / loss in value with total sales volumes over time



Note: The most recent five months worth of sales volumes are modelled based on historic levels of revision

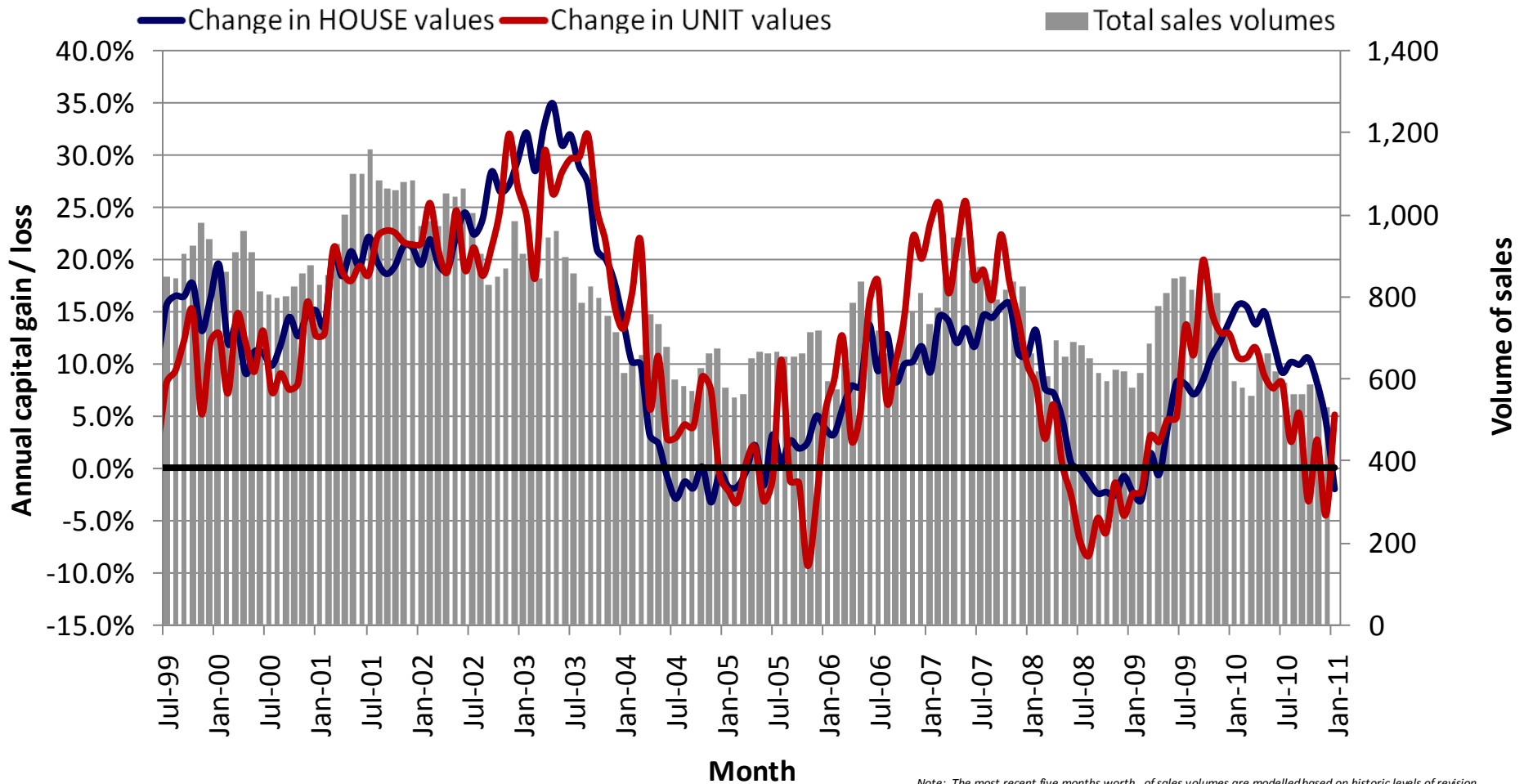
Current median house price: \$550,000

Current median unit price: \$403,750

Source: rpdata.com - Rismark

Canberra capital growth and sales volume

Annual gain / loss in value with total sales volumes over time



Note: The most recent five months worth of sales volumes are modelled based on historic levels of revision

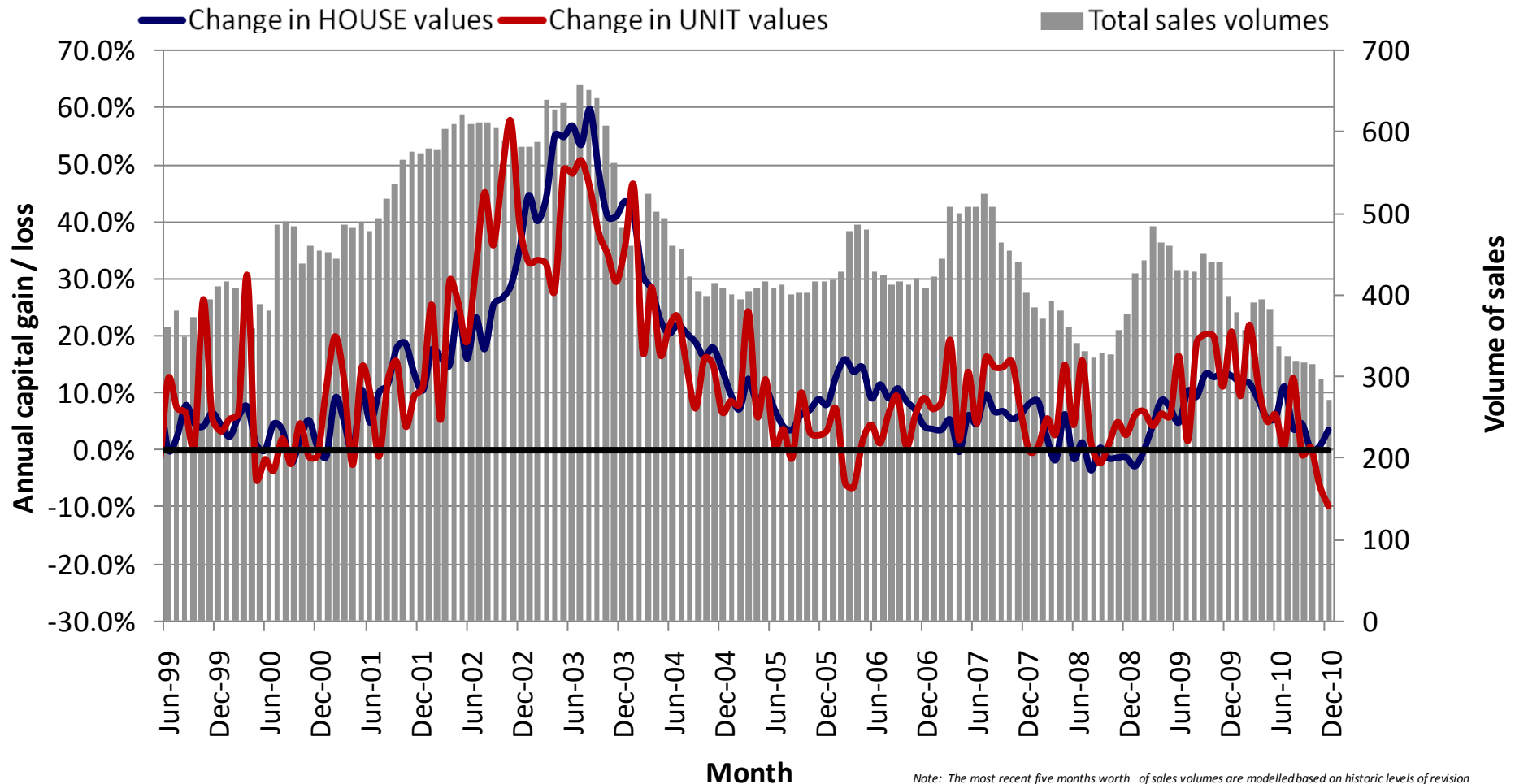
Current median house price: \$555,000

Current median unit price: \$412,250

Source: rpdata.com - Rismark

Hobart* capital growth and sales volume

Annual gain / loss in value with total sales volumes over time



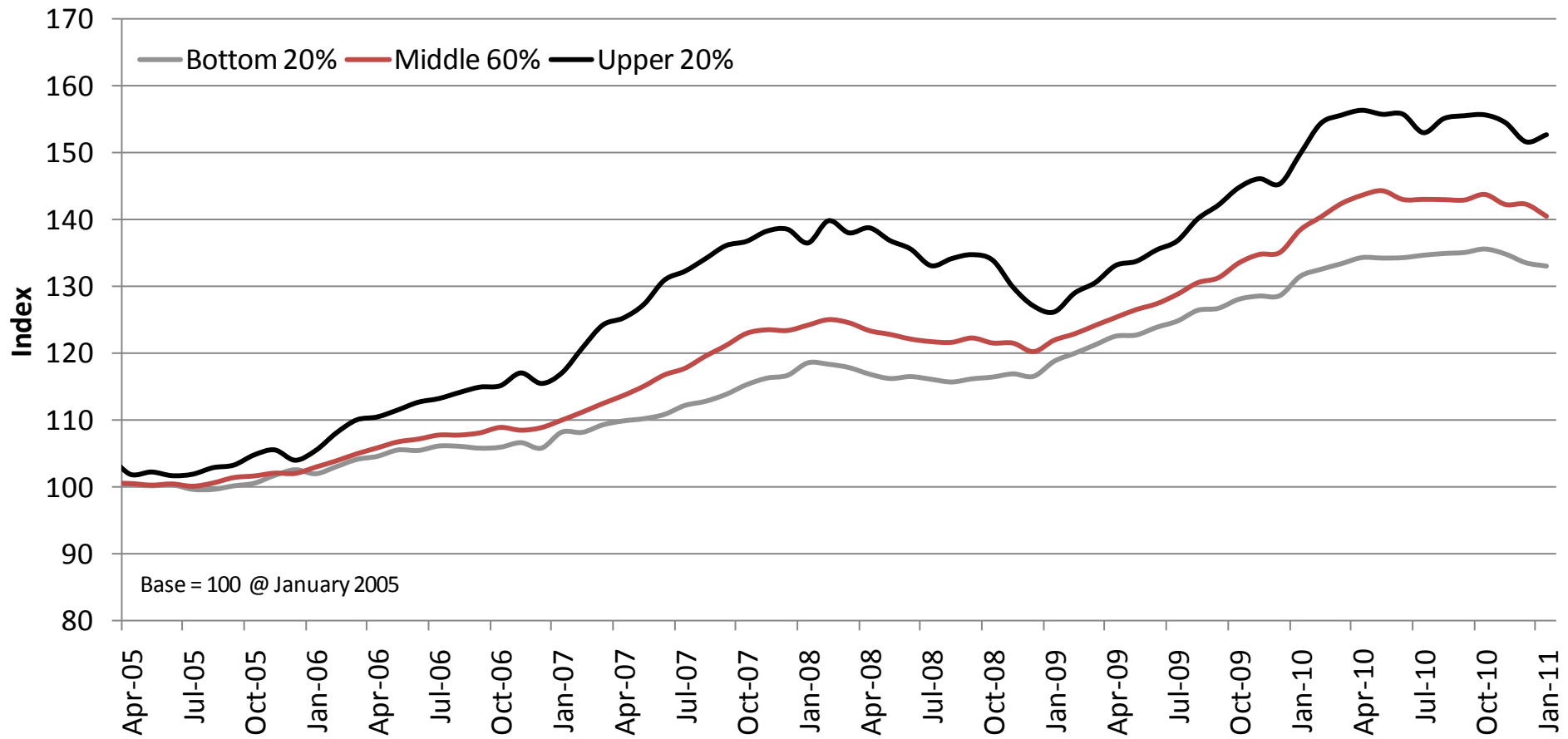
Note: The most recent five months worth of sales volumes are modelled based on historic levels of revision

Current median house price: \$350,000

Current median unit price: \$285,000

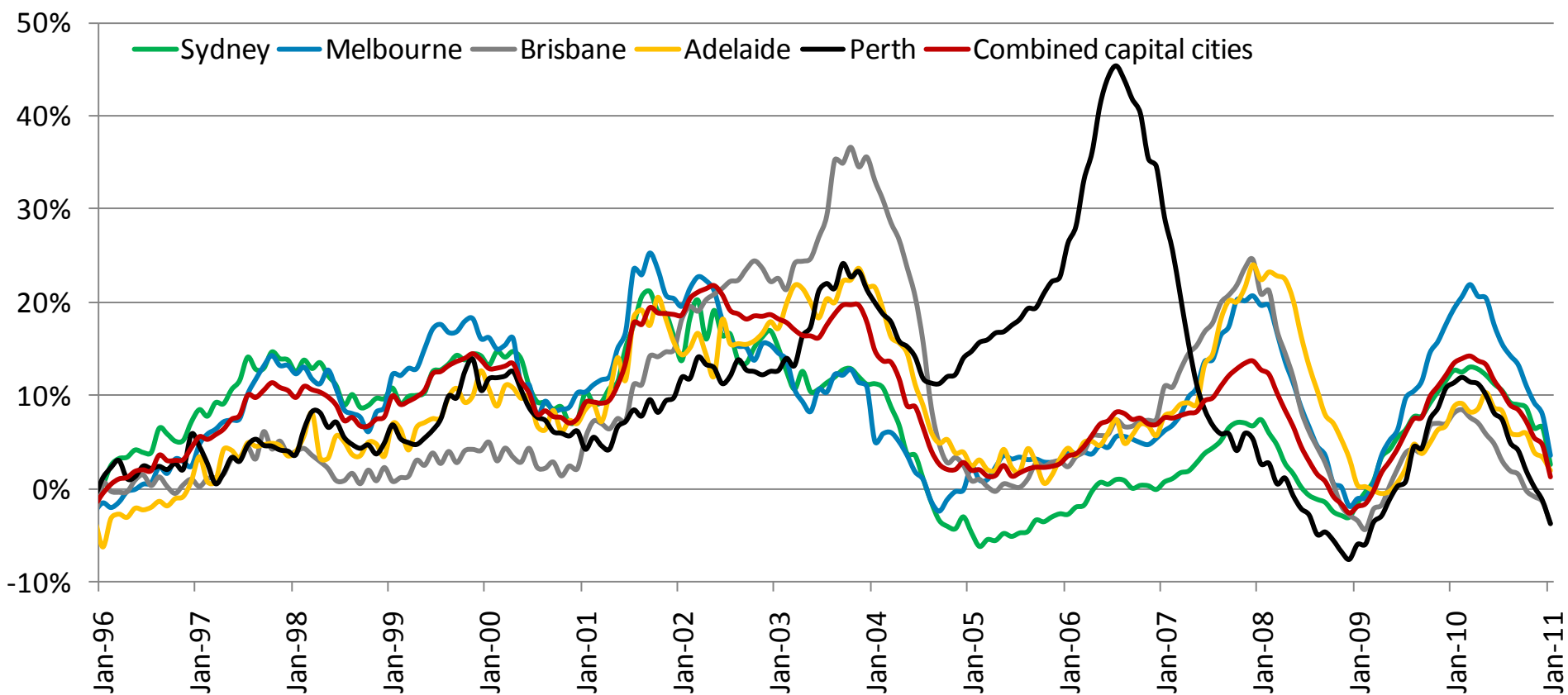
Major capital city property value growth

Bottom 20% vs. Middle 60% vs. Upper 20%



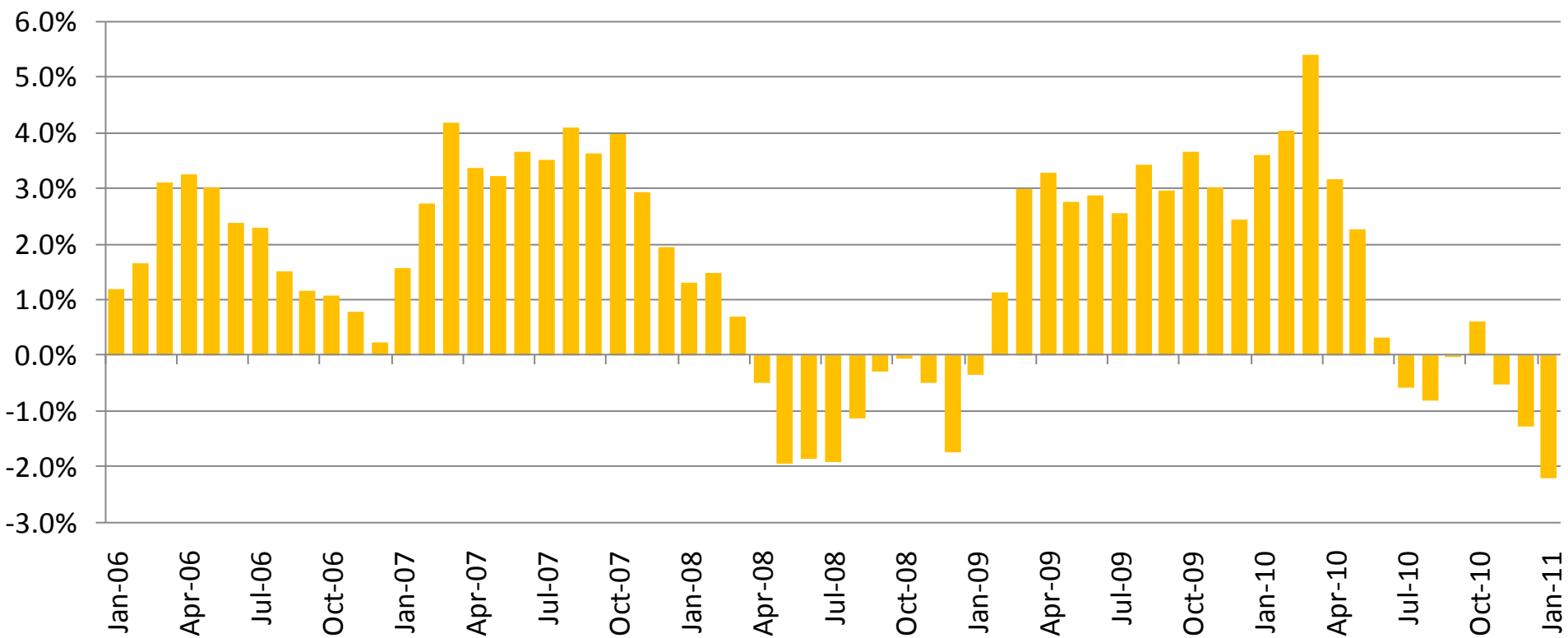
Rolling annual change in dwelling values

Major Australian capital cities



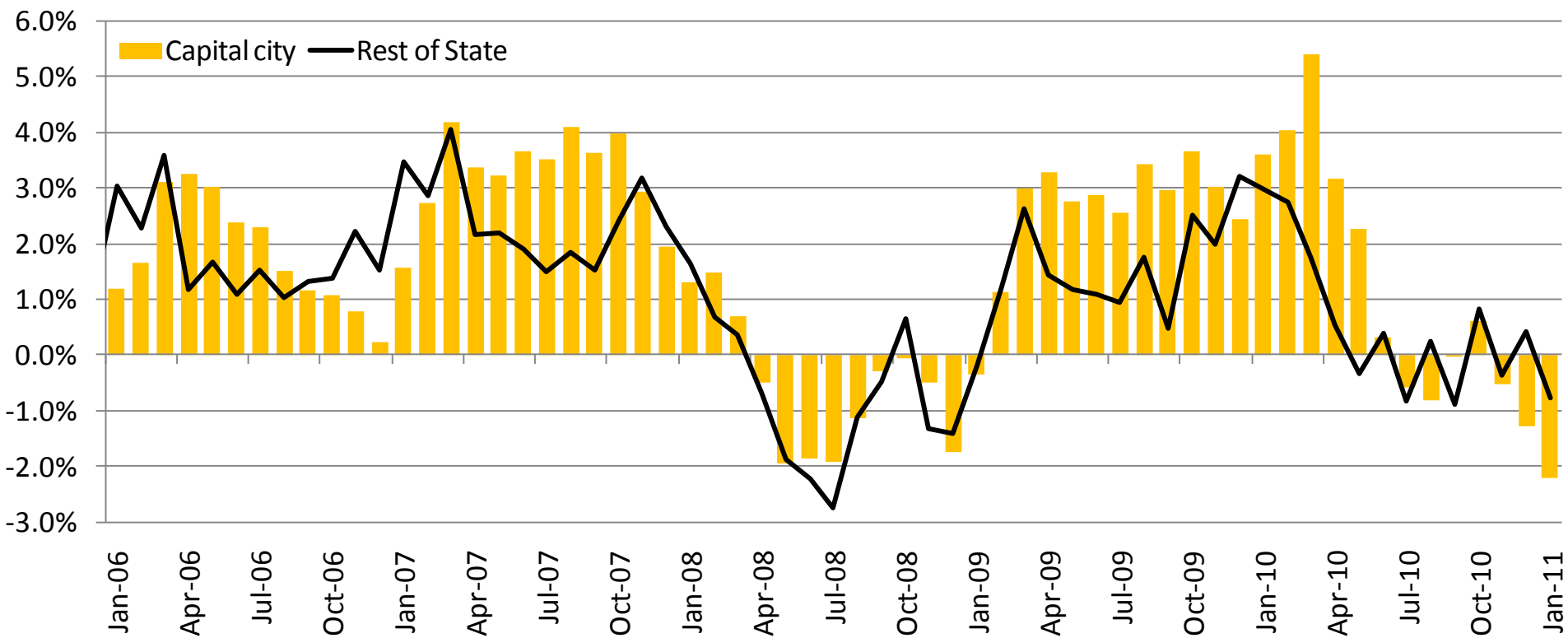
Rolling quarterly change in dwelling values

National capital cities

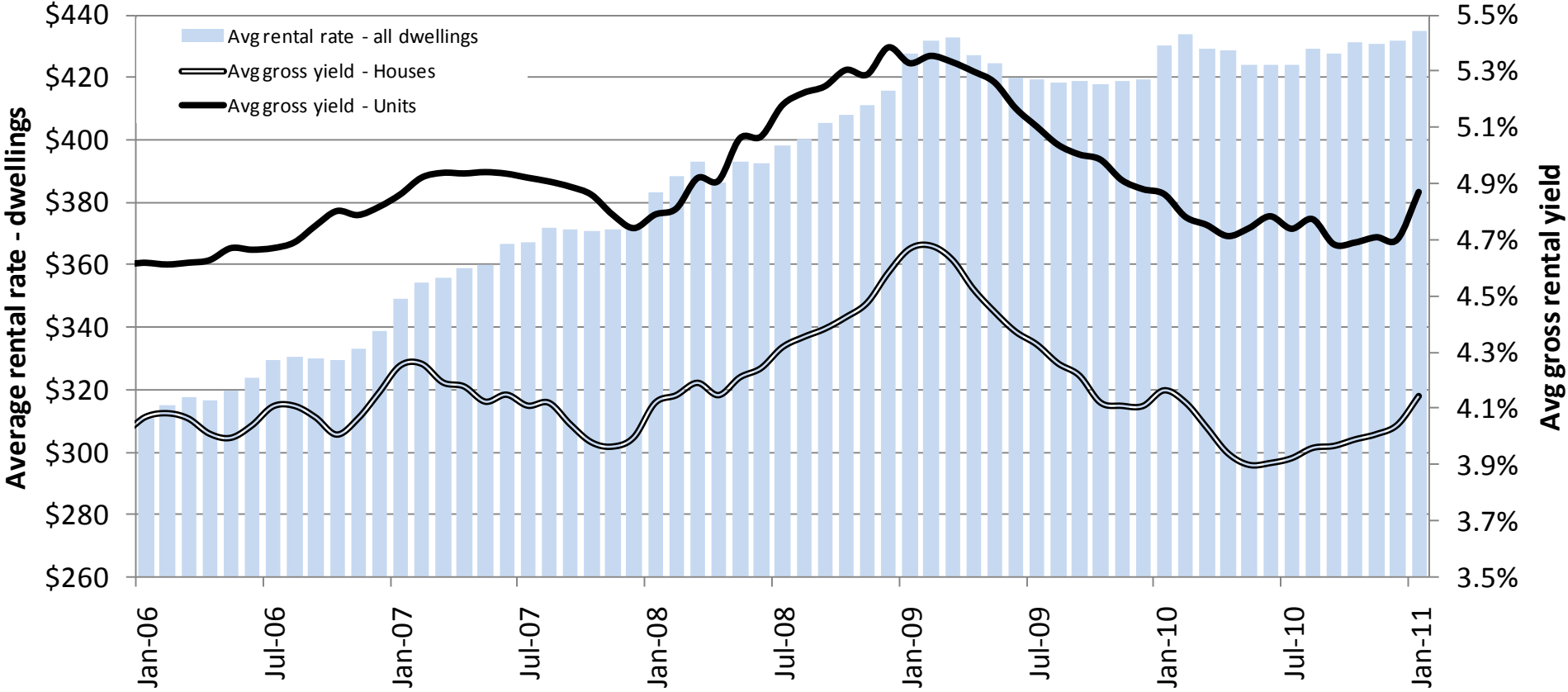


Rolling quarterly change in house values

National capital cities vs Rest of State



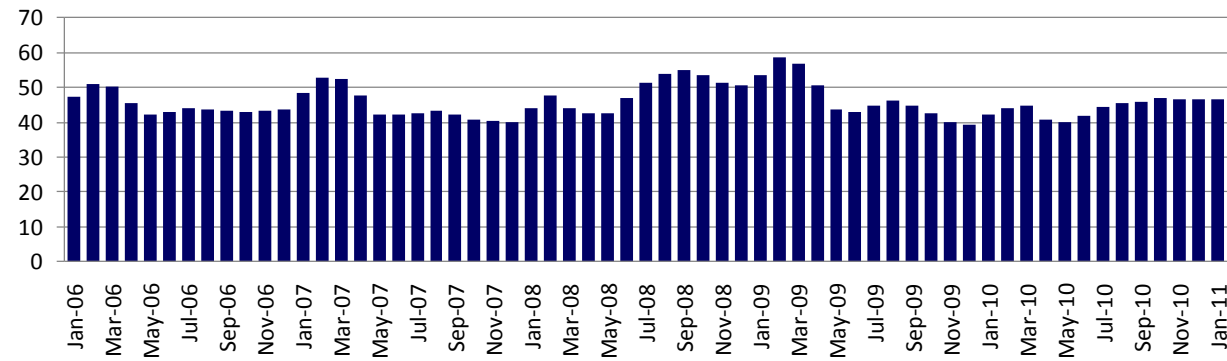
Average gross rental yield and rental rates, Australian capital cities



Source: rpdata.com - Rismark

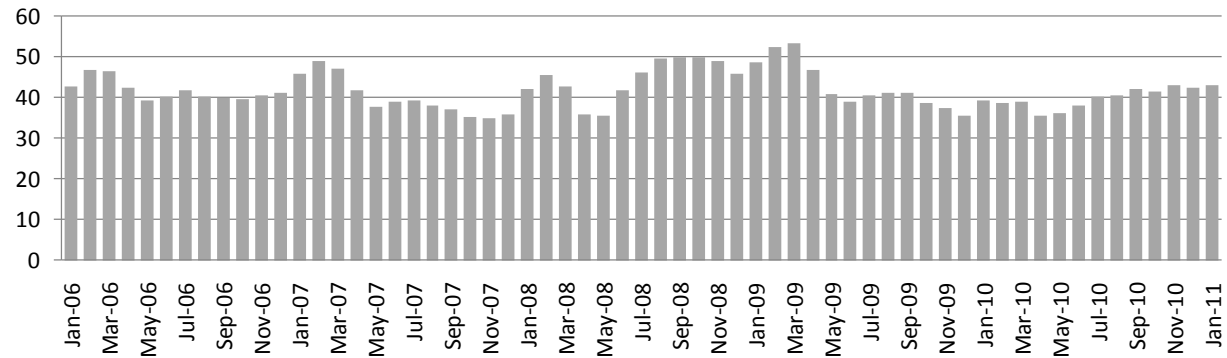
Average time on market, combined capital cities

Houses



This yr: 46 days
Last yr: 42 days

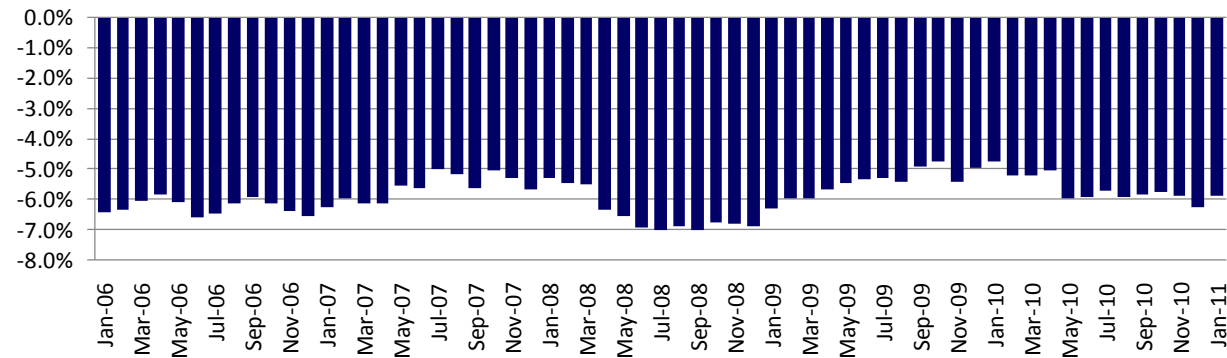
Units



This yr: 43 days
Last yr: 39 days

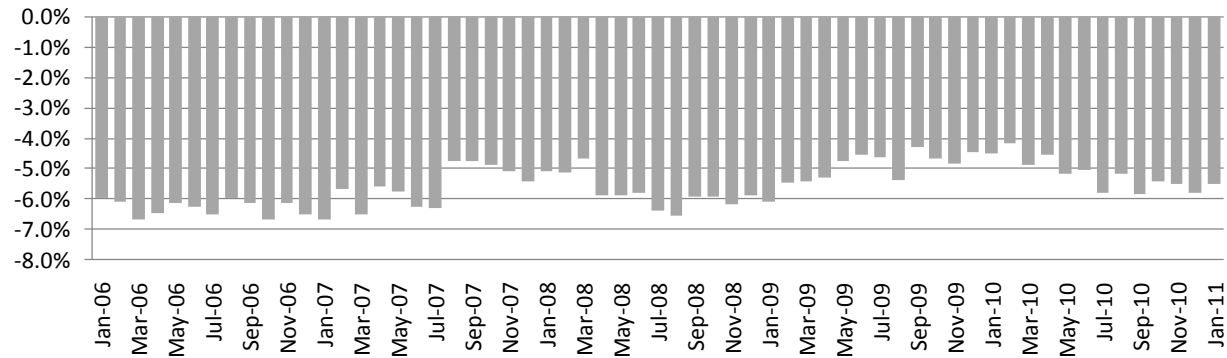
Average vendor discounting, combined capital cities

Houses



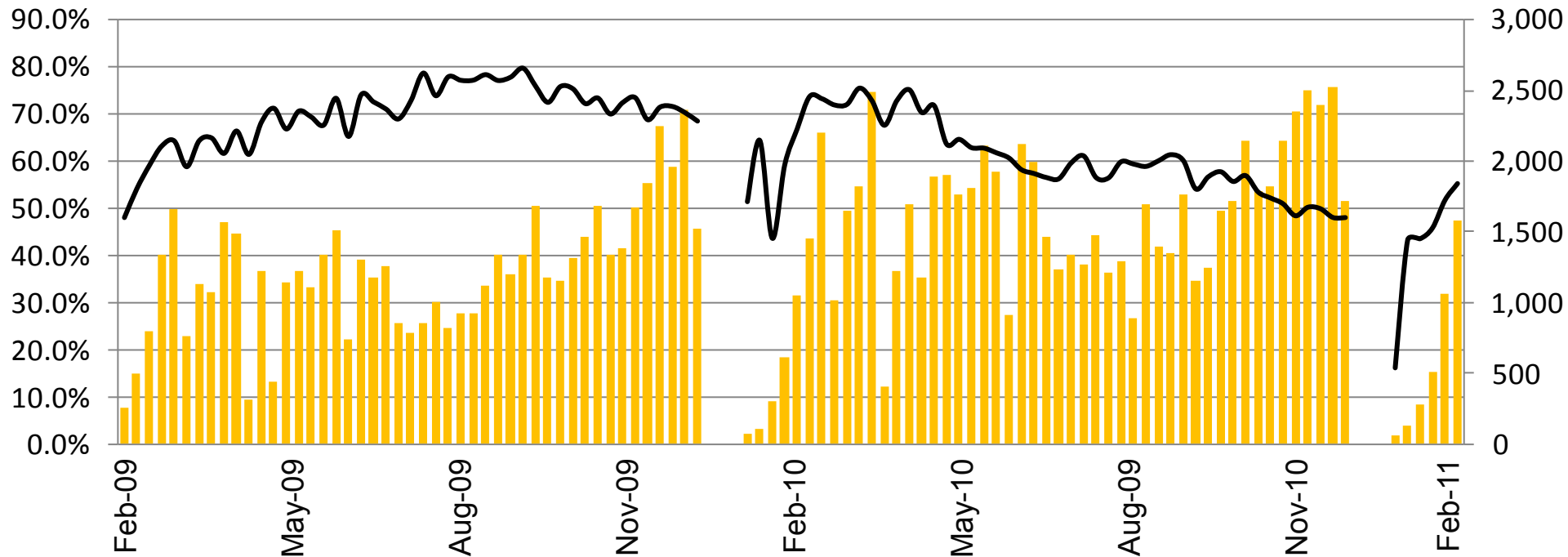
This yr: -5.9%
Last yr: -4.8%

Units

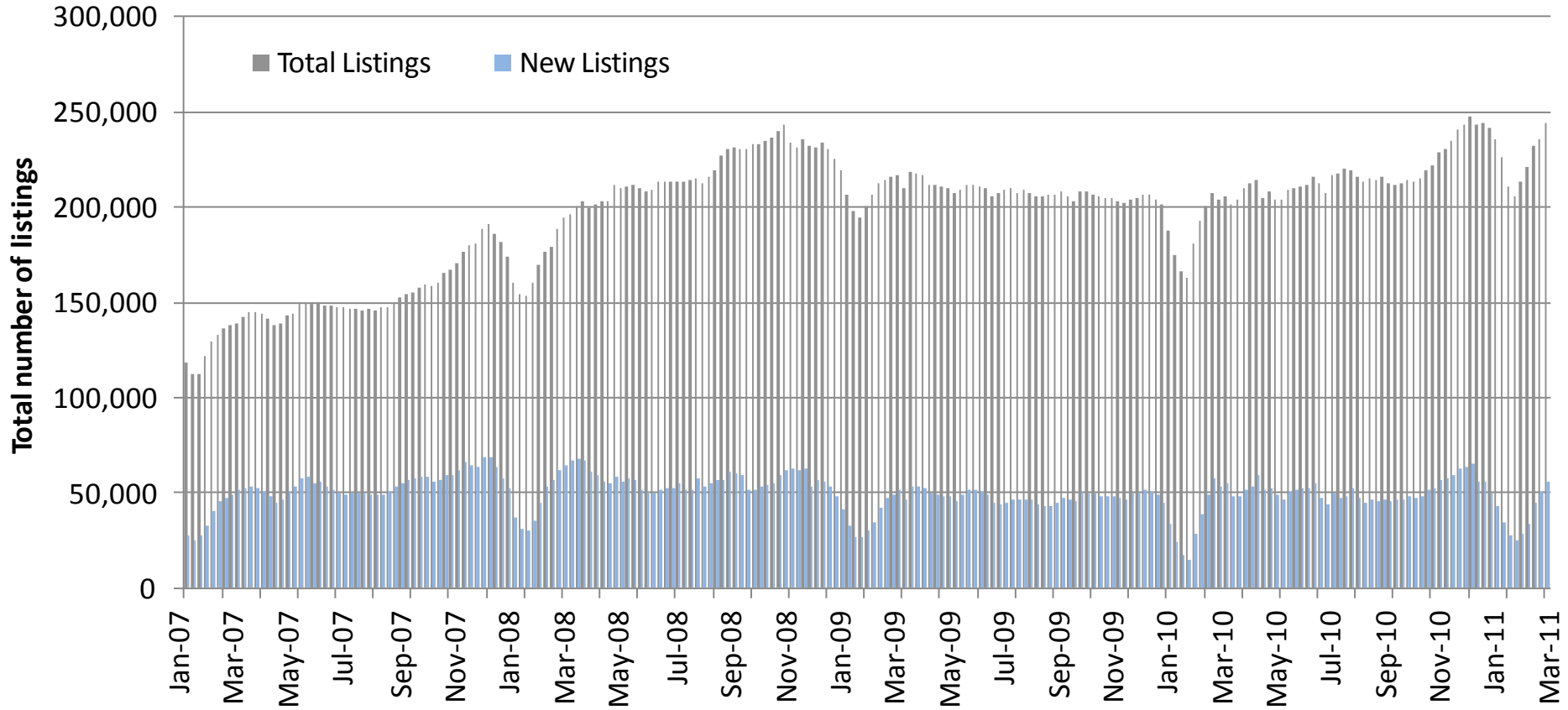


This yr: -5.5%
Last yr: -4.5%

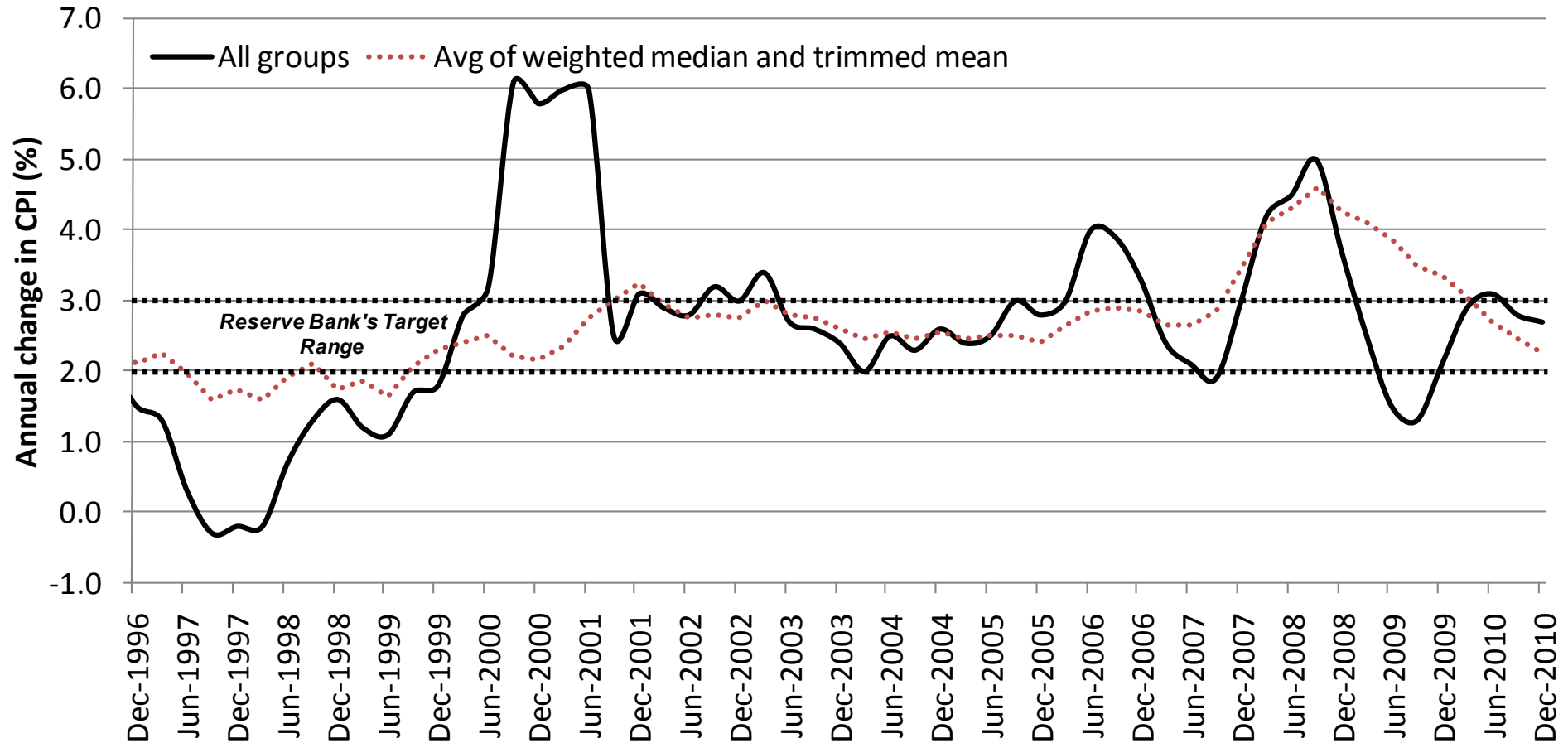
Auction clearance rates and volumes, combined capital cities



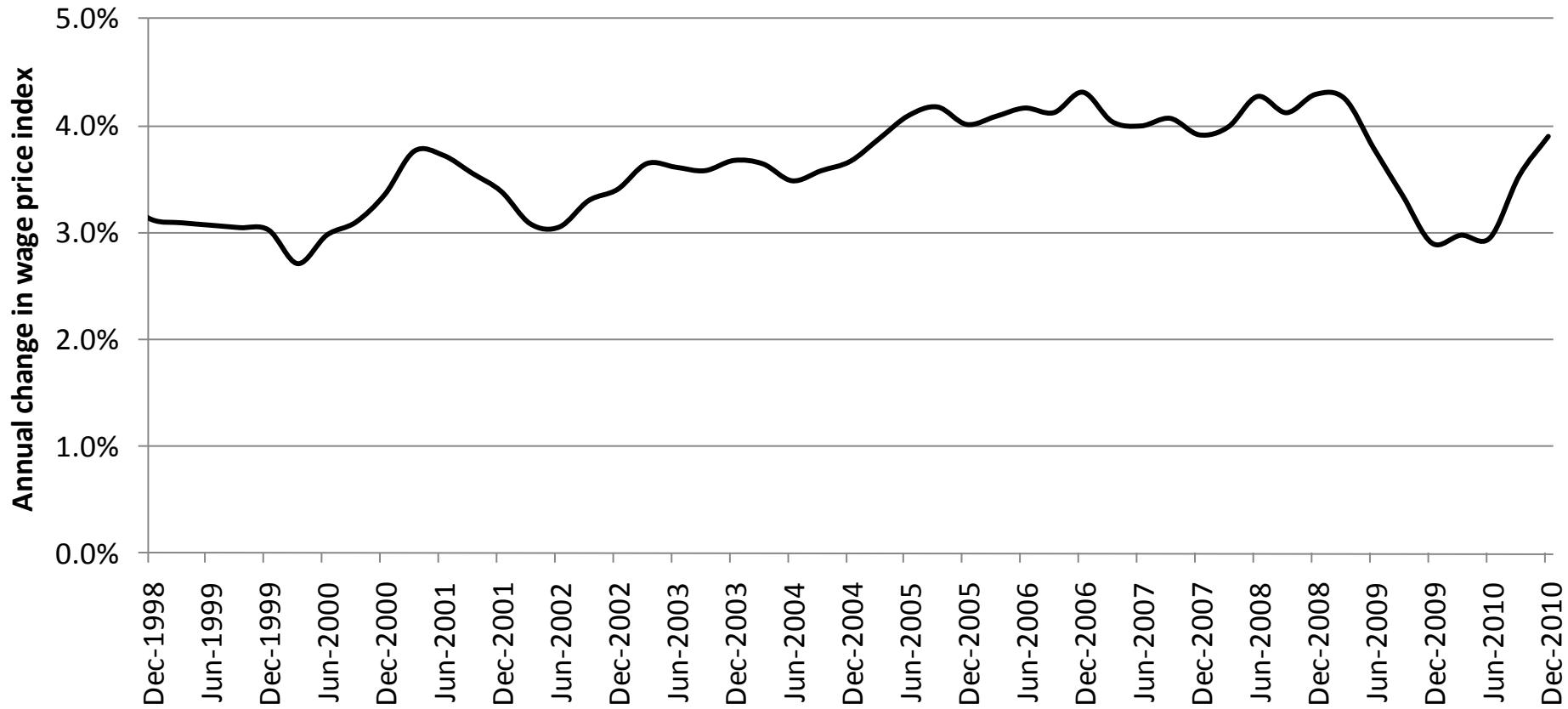
Weekly listings, National



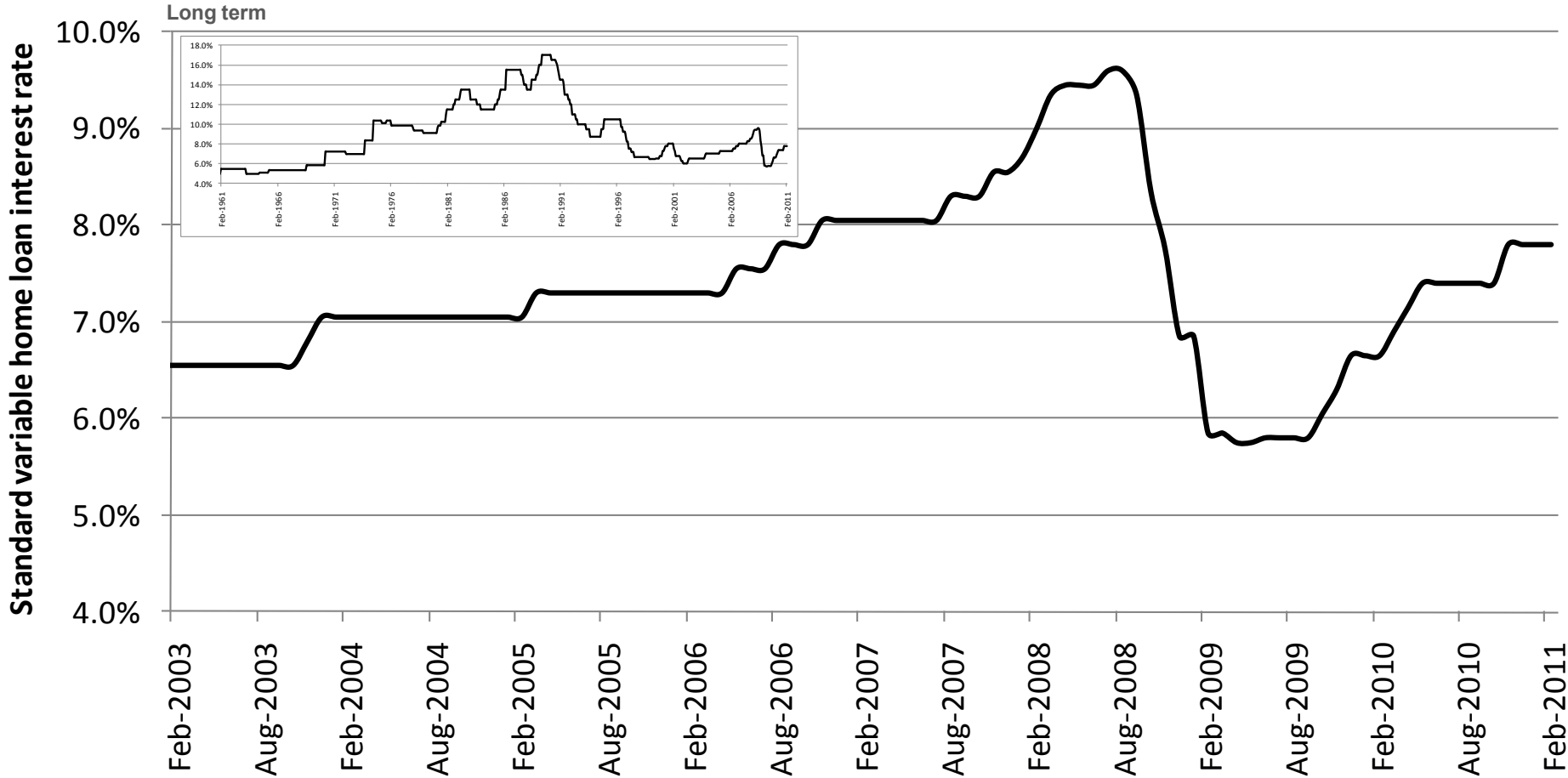
Consumer price index



Labour price index

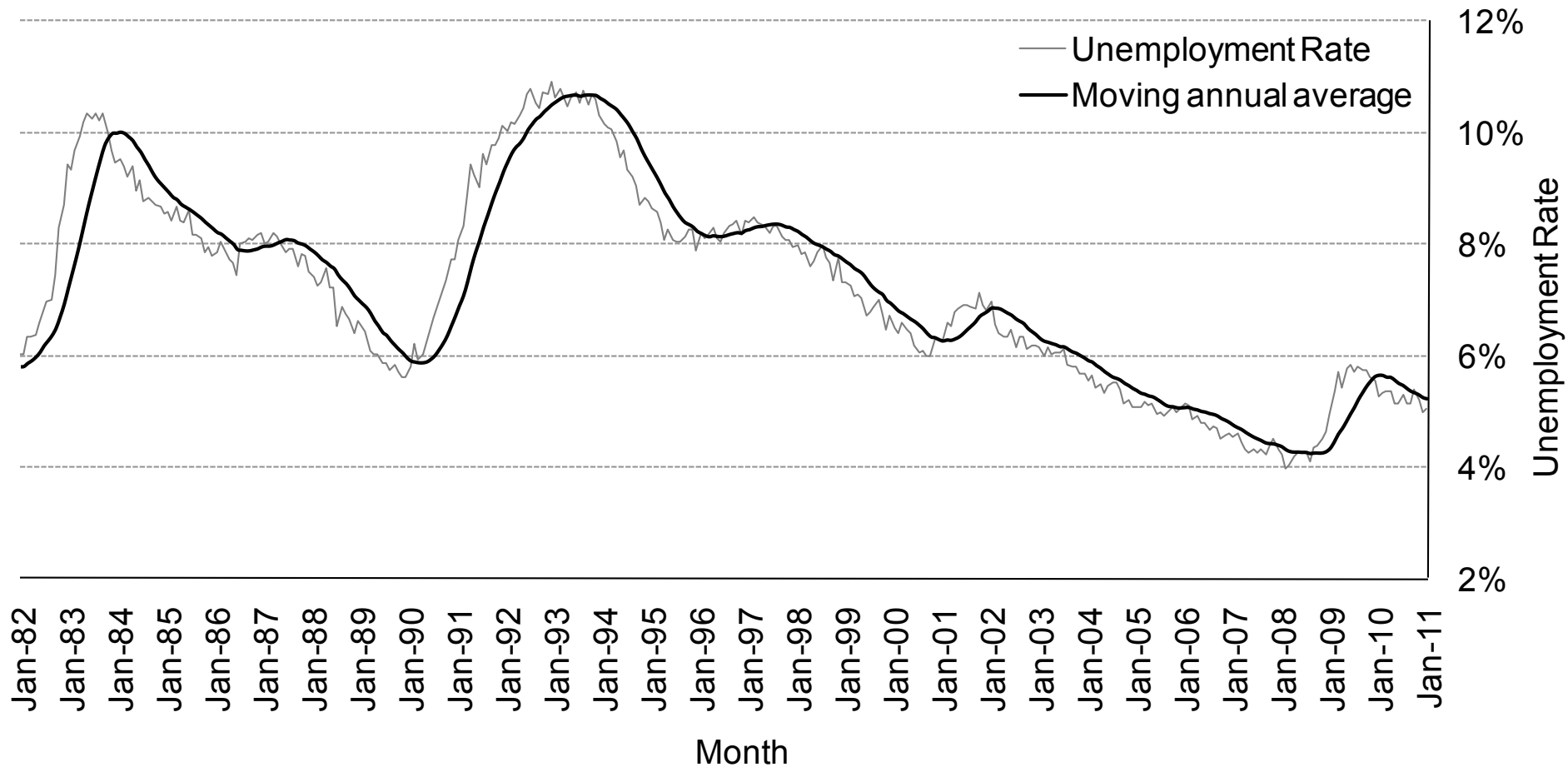


Mortgage rate, average standard variable

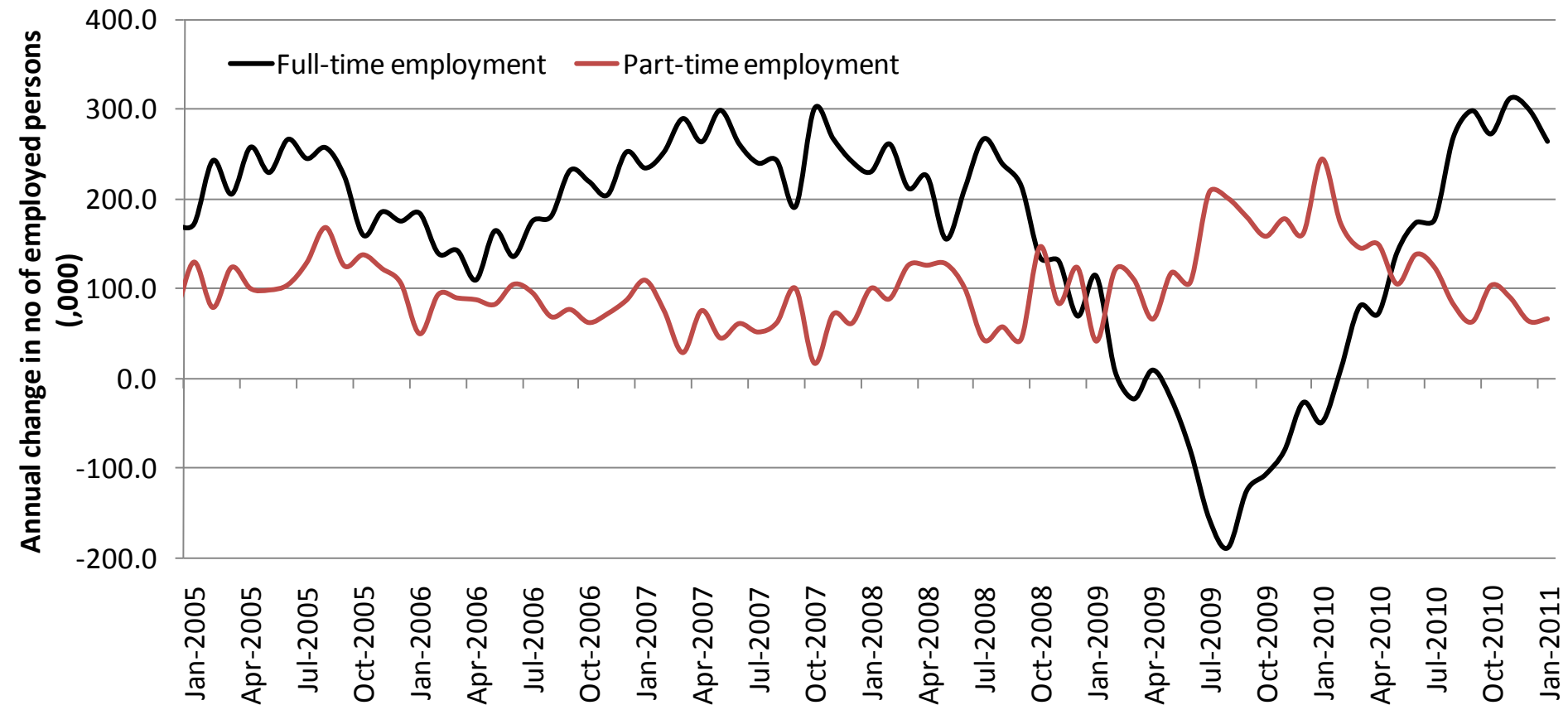


Source: rpdata.com, RBA

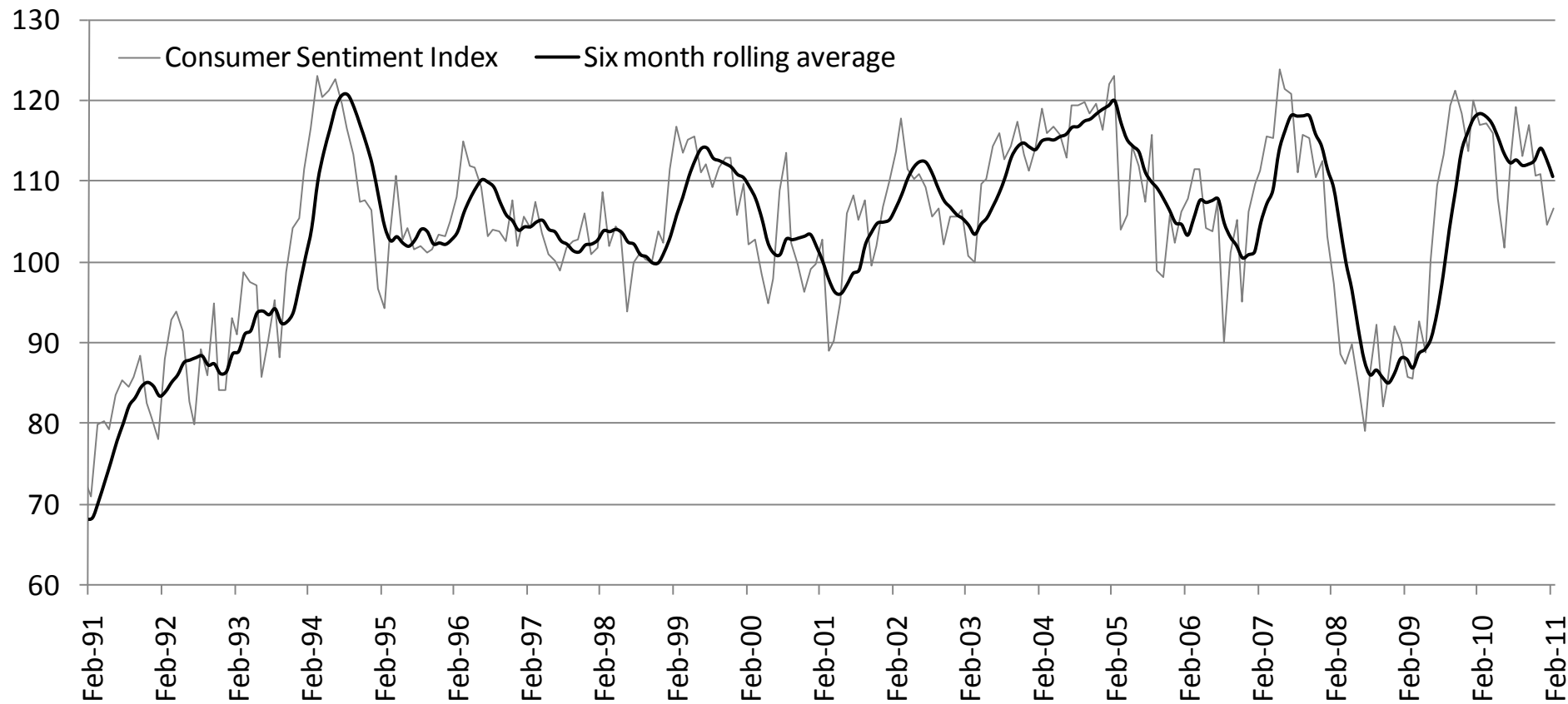
Unemployment rate, Australia



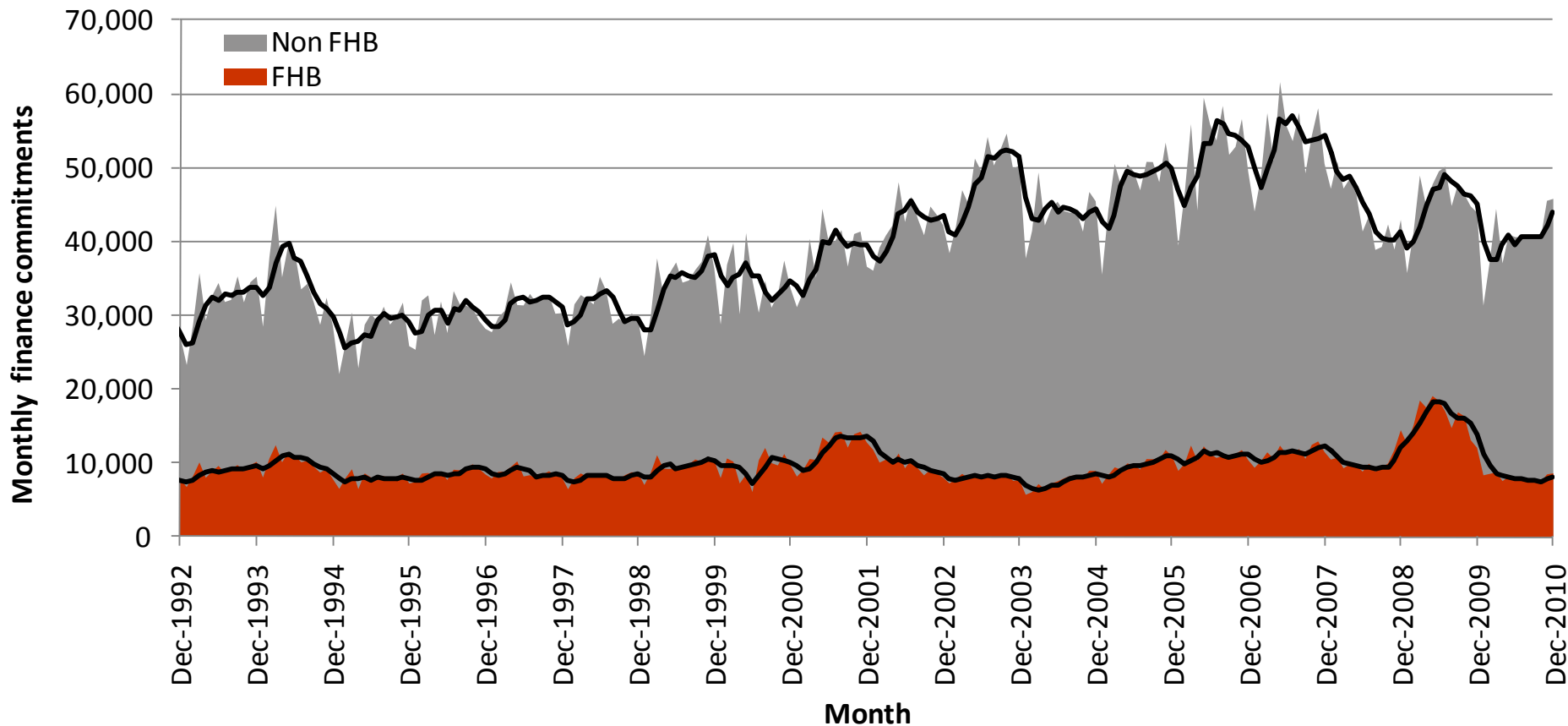
Annual growth in employment, full-time vs part-time, Australia



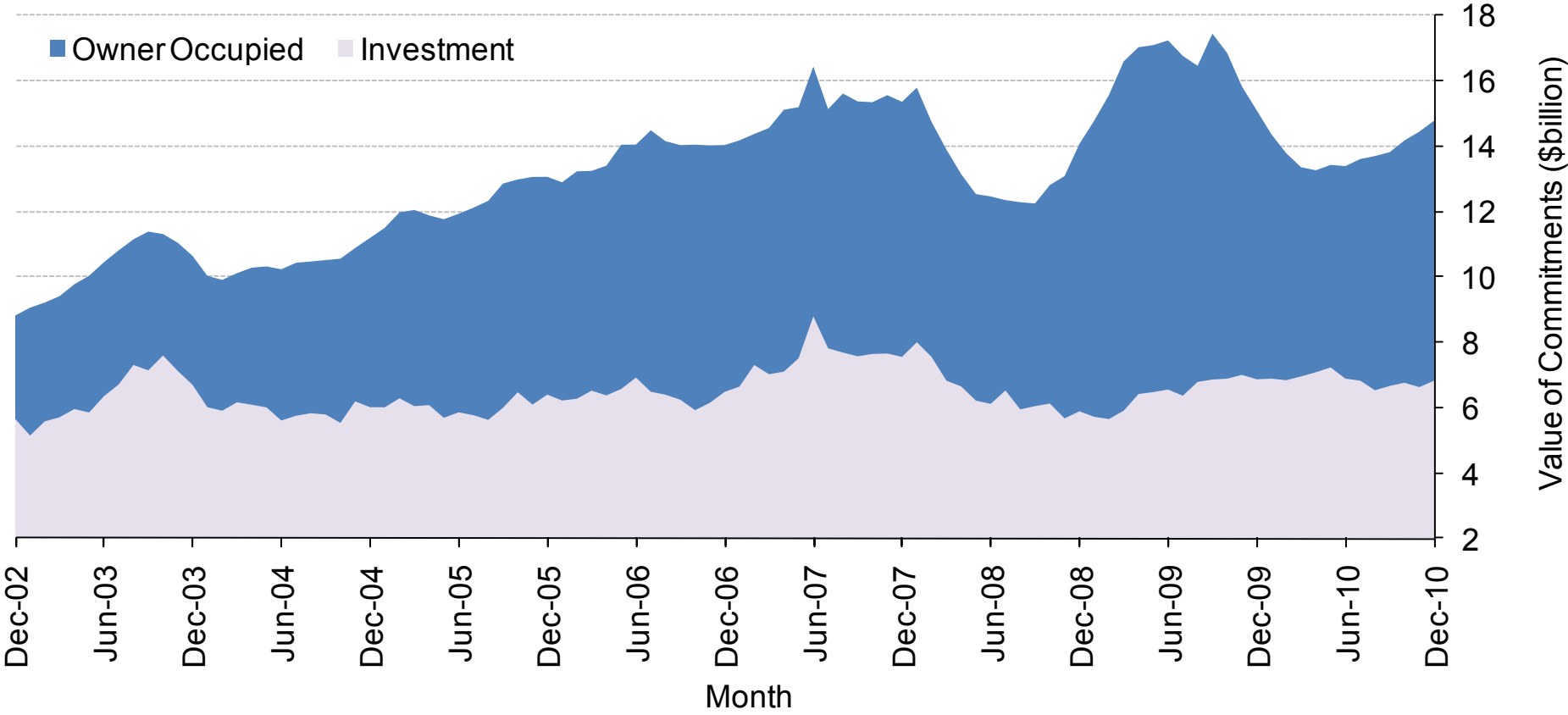
Consumer Confidence, Australia



Number of owner occupier housing finance commitments, Australia

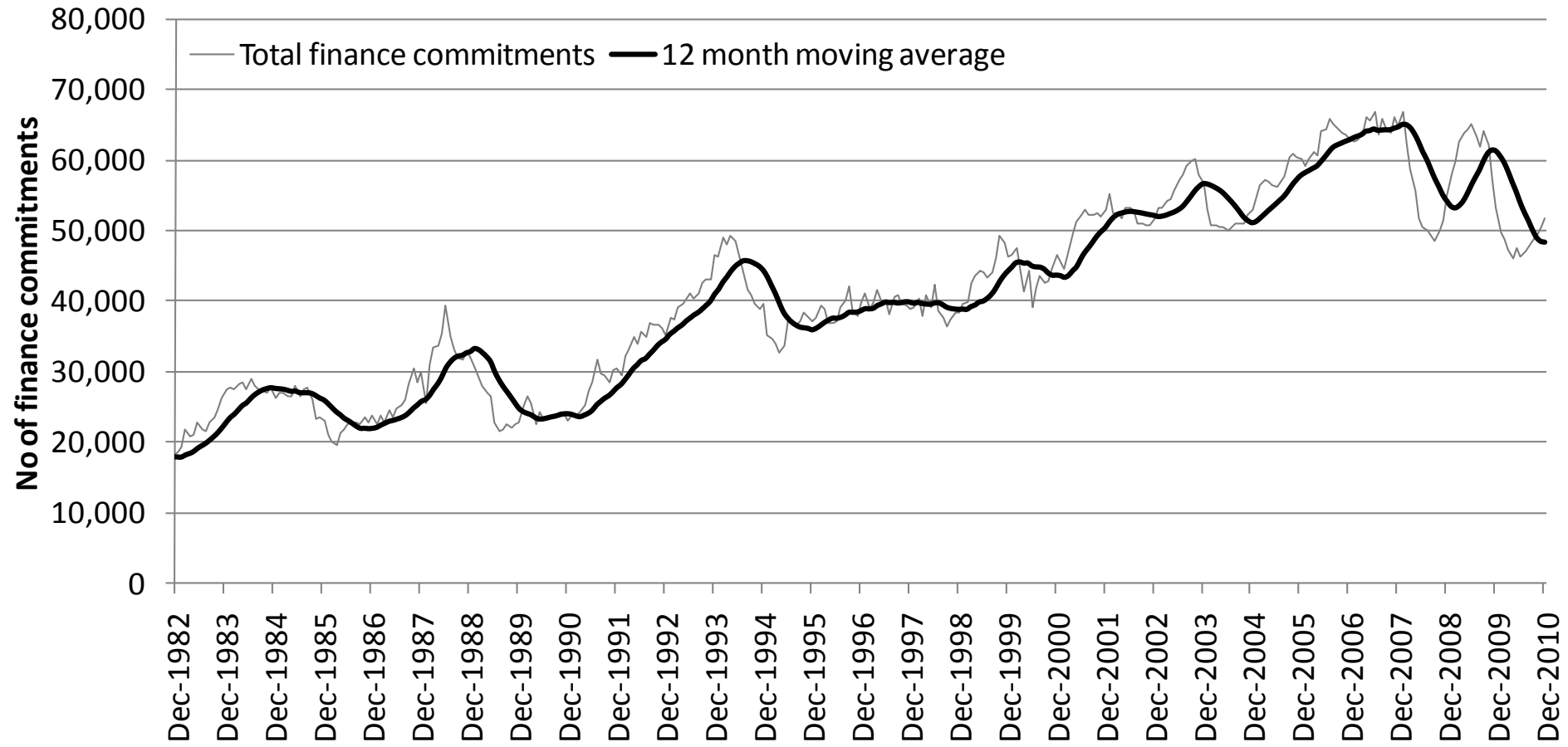


Total value of housing finance commitments, owner occupiers vs. investors

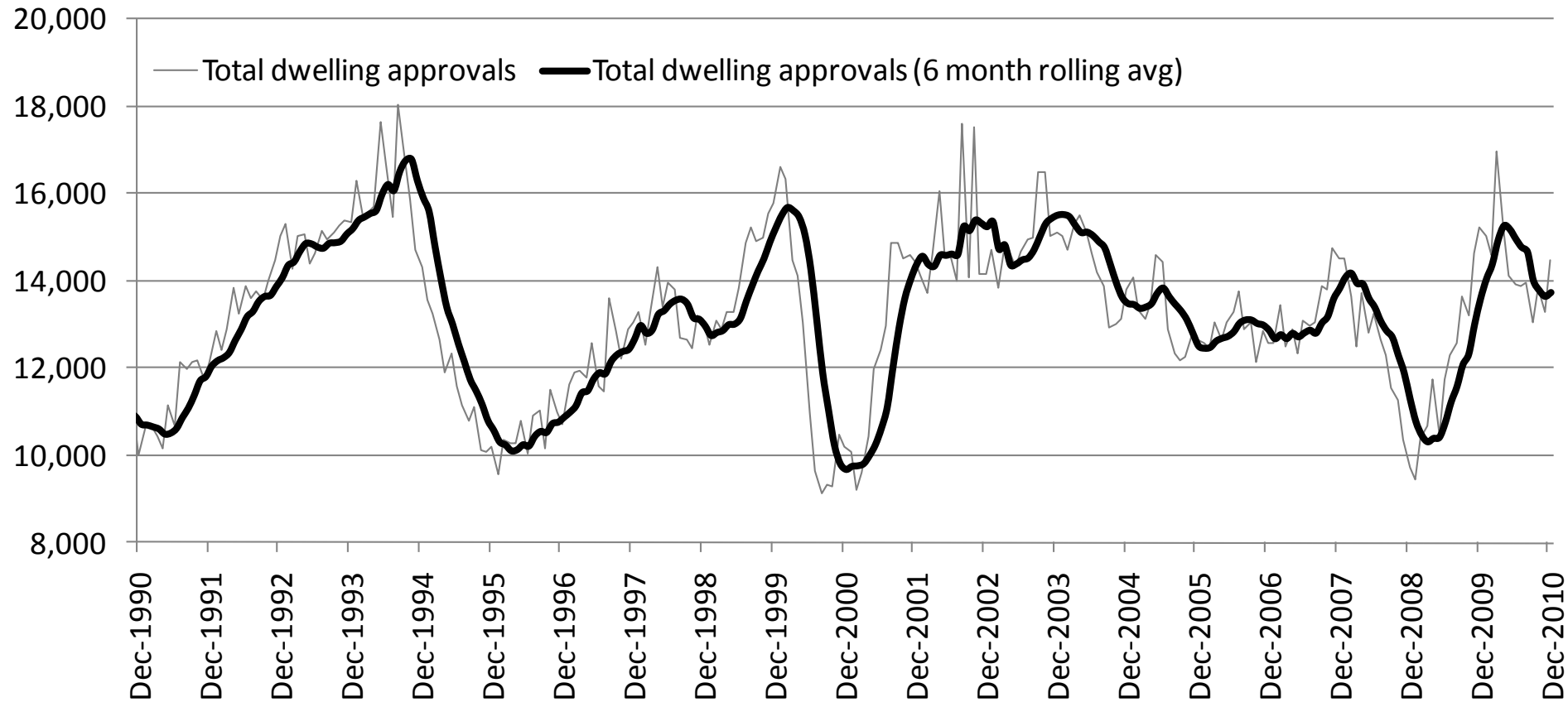


Source: rpdata.com, ABS

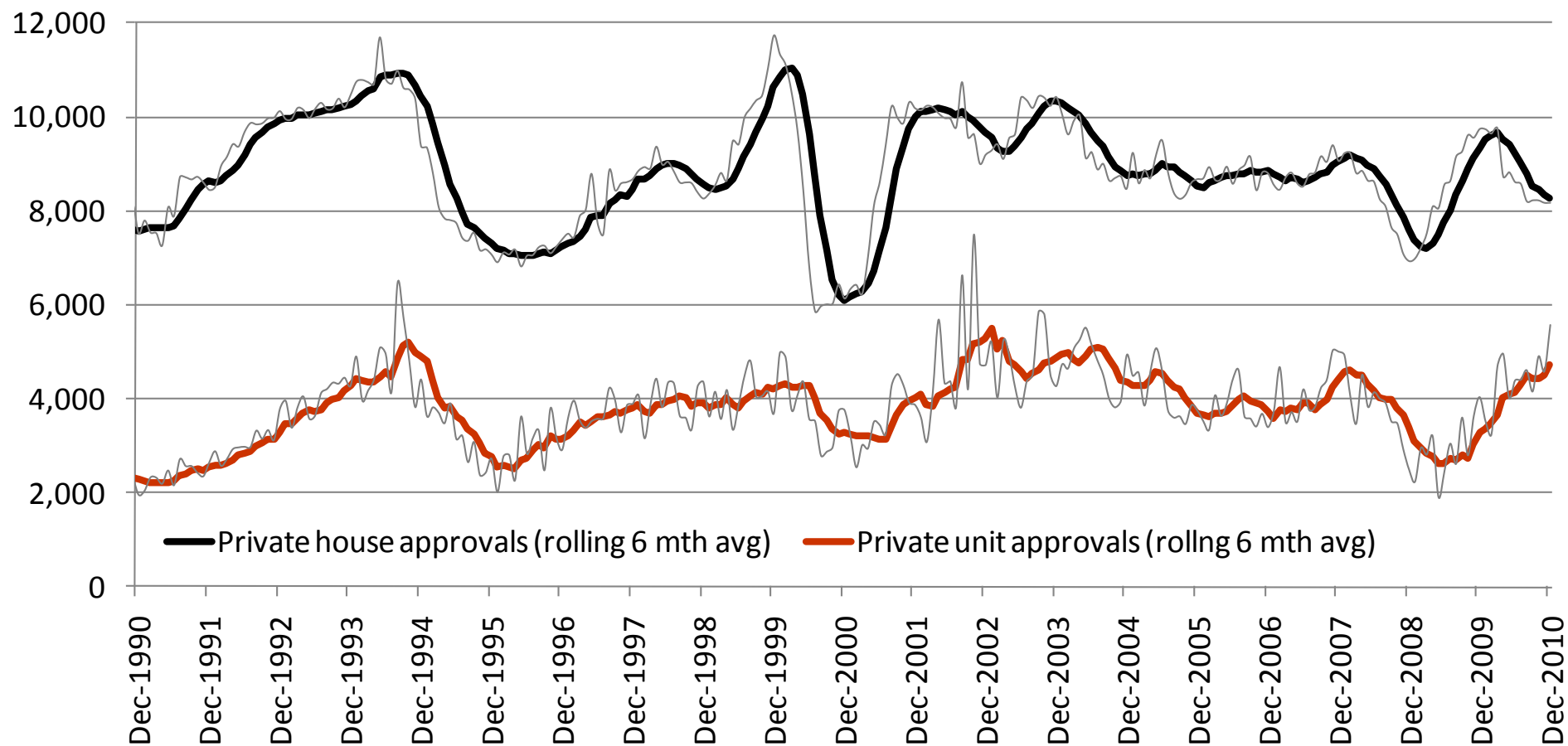
Total number of housing finance commitments, owner occupiers



Total dwelling approvals, Australia

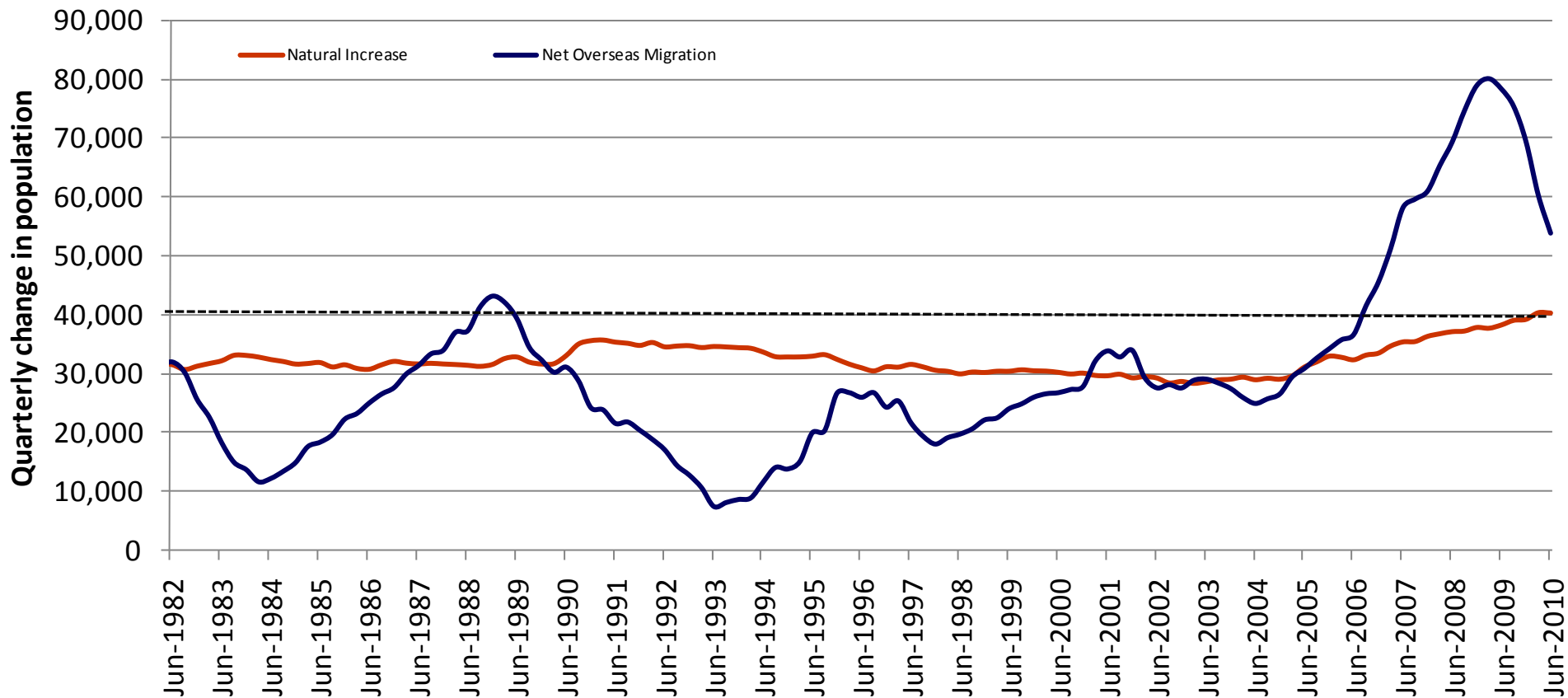


Dwelling approvals private houses vs private units, Australia



Population growth

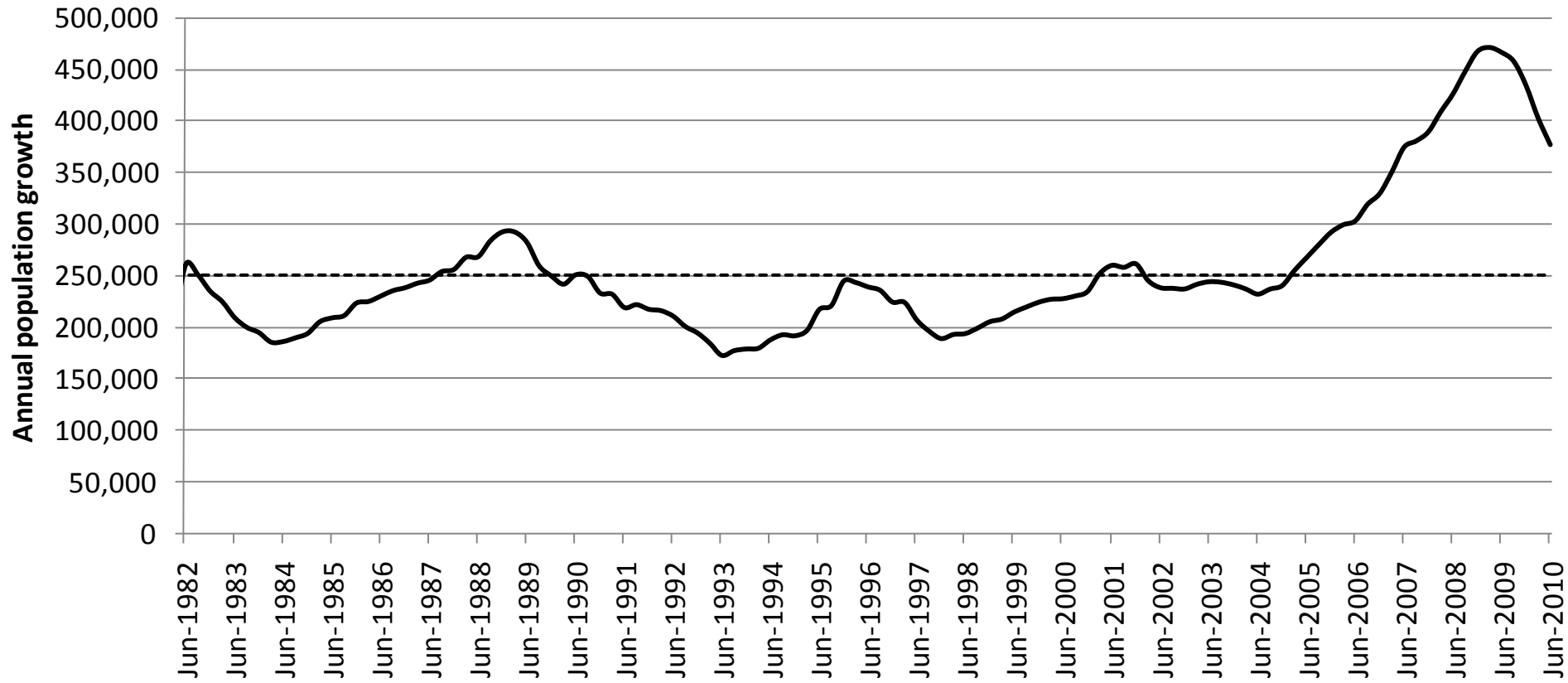
Natural increase vs net overseas migration



Source: rpdata.com, ABS

Note: black dotted line indicates an estimate of the quarterly level of overseas migration proposed by Government

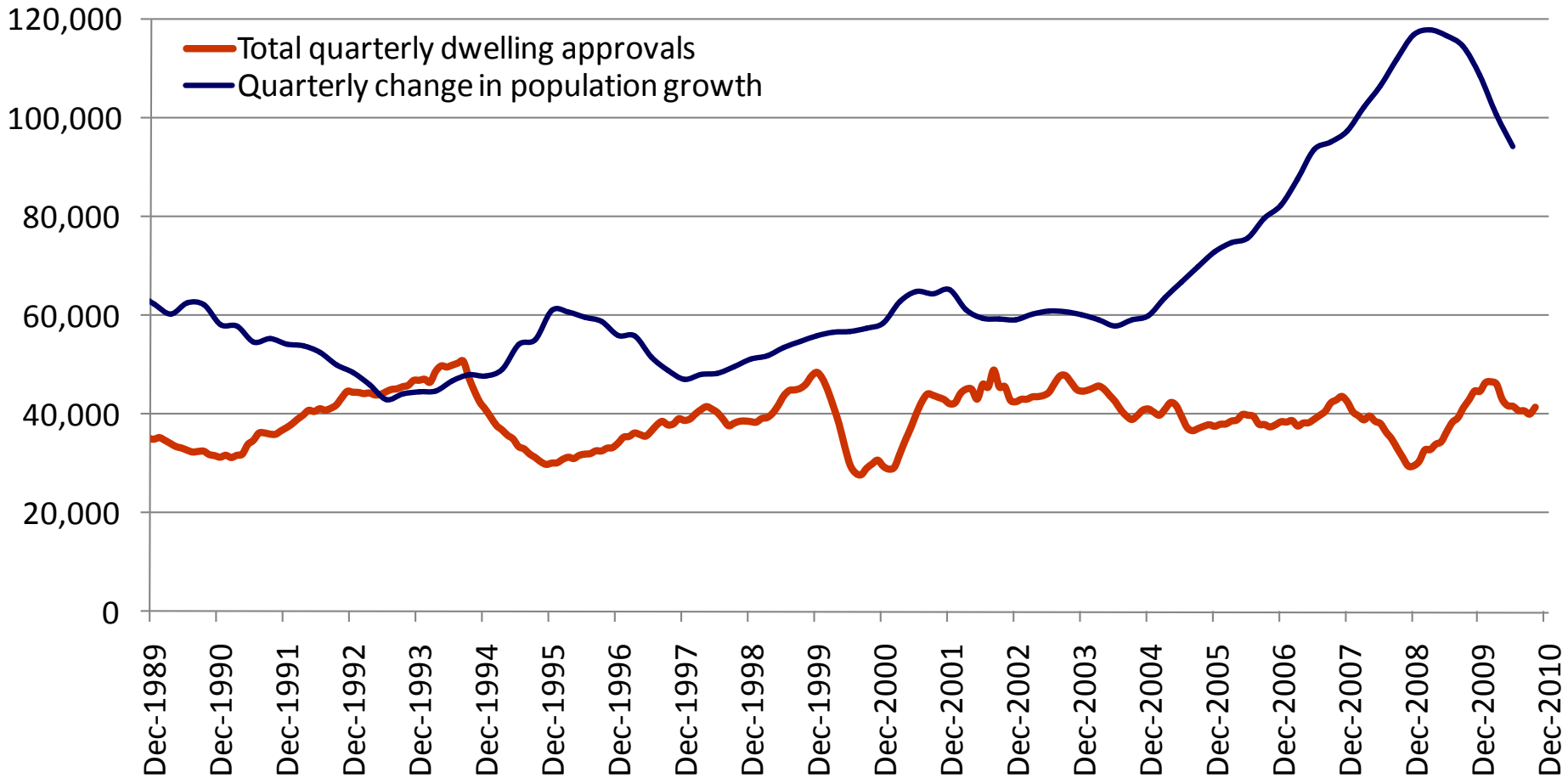
Total population growth



Source: rpdata.com, ABS

Note: black dotted line indicates the long-term average level of annual population growth

Quarterly dwelling approvals vs. quarterly population growth



It's about tangible
results for property
professionals everyday.