

...a word from



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national**
REAL ESTATE

Haze

Winter edition

It's Ahipara's April!

Greetings everybody, I hope you had a fantastic April!

As the title implies April was Ahiparas' month... you guys out there on the west-coast saw 4 sales at a Median price of \$225,000 at an average day to sell timeline of 51 days.

Don't worry Kaitia homeowners because your statistics for this month were quite solid also sitting at a Median sale price of \$178,500 with a day to sell timeline of 75 days.

Notably the average amount of days to sell has increased considerably in the Kaitia area but houses are still selling and we saw 6 dwellings change ownership in April for Kaitia.

This leads me to believe that the reason for the increase in average amount of days to sell is due to a property that has been on the market for a considerable amount of time, finally selling and as a result of this influencing that specific statistic.

We also have a third set of statistics to look at provided to us by the Real Estate Institute of New Zealand and this is the statistical data for both Kaitia and surrounding Far North areas.

Currently the Kaitia and Far North surrounds sit at an average list price of \$235,000 with an average sale price of \$220,000.

Days to sell sitting at 52 days on average, sale totals resulting in 11 Dwellings sold in April with 5 sections!

Tell me those statistics aren't reflective of the up-changing market!

Councillor nominations

This year I will be running for a seat on the Far North District council as I have done in the past.

Campaigning will begin soon and I'm hopeful that I can gather support from the Kaitia community as to solidify a seat on the council and look at a brighter future for Kaitia!

HAZELY WINDLEBORN

Sales Consultant

Moving Realty Ltd • Licensed REAA 2008



Fixed price: \$225,000

Immaculate 3 bedroom home in Ahipara down Takahe Street.

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Fixed price: \$165,000

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