



MARKET STATISTICS

FEBRUARY 2025

SOURCE: REAL ESTATE INSTITUTE OF NEW ZEALAND

CENTURY 21® Wanaka

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Alpine Realty Limited trading as CENTURY 21 Wanaka, Licensed under the REAA 2008. Each business is independently owned and operated.

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Houses

Wanaka

Address	Sale Price	Sale Date	Days To Sell	GV	Beds	Floor (sqm)	Land (sqm)
15 Rowley Place	\$725,000	12 Feb 2025	186		2	71	115
Apt 3 / 5 Northlake Drive	\$872,000	21 Feb 2025	14	\$680,000	2	80	0
3 Cottage Lane	\$922,000	19 Feb 2025	29	\$790,000	2	93	0
24A Bills Way	\$980,200	28 Feb 2025	46	\$1,170,000	3	94	629
27 Malvern Road	\$1,060,000	27 Feb 2025	129	\$960,000	4	163	300
15 Fastness Crescent	\$1,435,000	07 Feb 2025	21	\$1,350,000	3	177	509
72 Hunter Crescent	\$1,512,000	14 Feb 2025	61	\$1,050,000	4	153	563
40 Hunter Crescent	\$1,550,000	24 Feb 2025	85	\$1,225,000	5	270	879
26 Campbell Road	\$1,740,000	19 Feb 2025	43	\$1,640,000	4	243	669
177 Beacon Point Road	\$1,805,000	01 Feb 2025	113	\$1,430,000	3	140	890
90 Matai Road	\$1,810,000	26 Feb 2025	69	\$1,600,000	5	178	1163
11 Coromandel Street	\$1,820,000	19 Feb 2025	59	\$1,480,000	3	223	785
5 Norman Terrace	\$1,900,000	14 Feb 2025	23	\$1,660,000	5	220	853
35 Kirimoko Crescent	\$2,000,000	07 Feb 2025	239	\$1,750,000	3	239	950
26 Russell Street	\$2,000,026	19 Feb 2025	23	\$1,800,000	4	250	856
14 Erewhon Crescent	\$2,150,000	12 Feb 2025	83	\$770,000	4	275	1204
98 Mills Road	\$2,310,000	27 Feb 2025	55		4	194	429
30 A Chalmers Street	\$2,550,000	18 Feb 2025	151		3	186	491
4 Takahe Lane	\$2,660,000	11 Feb 2025	39	\$1,940,000	4	267	748
130 Brownston Street	\$2,775,000	20 Feb 2025	64	\$2,900,000	3	258	809
168 A Beacon Point Road	\$3,265,000	10 Feb 2025	195	\$3,250,000	4	271	1417
20 Heaton Park Drive	\$4,350,000	07 Feb 2025	177	\$3,080,000	3	308	4069
56 Halliday Road	\$6,000,000	28 Feb 2025	63	\$4,300,000	9	500	29200

Albert Town

Address	Sale Price	Sale Date	Days To Sell	GV	Beds	Floor (sqm)	Land (sqm)
45 Gunn Road	\$1,110,000	20 Feb 2025	72	\$990,000	4	130	1012
2 Poppy Lane	\$1,131,000	24 Feb 2025	52	\$1,060,000	3	143	721
28 Sherwin Avenue	\$1,350,000	07 Feb 2025	23	\$1,080,000	3	151	709
1 Walsh Street	\$2,035,000	17 Feb 2025	69	\$630,000	5	289	601
4 Goldie Lane	\$2,050,000	14 Feb 2025	80	\$1,440,000	4	200	2068
10 Goldie Lane	\$2,375,000	04 Feb 2025	69	\$1,610,000	4	221	4005

Lake Hawea

Address	Sale Price	Sale Date	Days To Sell	GV	Beds	Floor (sqm)	Land (sqm)
4 St Ninians Way	\$439,000	24 Feb 2025	74		1	140	1012
21 Moraine Place	\$900,000	05 Feb 2025	58	\$730,000	3	100	806
18 Riley Street	\$930,000	20 Feb 2025	329	\$290,000	3	138	300
9 Waddell Street	\$970,000	28 Feb 2025	12	\$780,000	3	131	400
91 Lost Burn Road	\$980,000	28 Feb 2025	42	\$780,000	2	70	918
2 Pinn Street	\$1,135,000	13 Feb 2025	111		3	206	414
10 Teal Place	\$1,580,000	26 Feb 2025	105	\$1,030,000	4	207	758

Wanaka Surrounds

Address	Sale Price	Sale Date	Days To Sell	GV	Beds	Floor (sqm)	Land (sqm)
48 Hopkins Street	\$925,000	14 Feb 2025	28	\$740,000	4	250	798
2347 Cardrona Valley Road	\$1,515,000	25 Feb 2025	126	\$1,300,000	3	150	5901

Median

\$1,565,000

Average

\$1,779,374

Total Sales

38

Total sales value

\$67,616,226

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Sections

Wanaka

Address	Sale Price	Sale Date	Days To Sell	GV	Land (sqm)
21 Gladbrook Street	\$499,000	11 Feb 2025	6	\$480,000	393
Lot 82 Orchard Park (Stage 2)	\$524,608	18 Feb 2025	9		624
Lot 39/22 Burbank Drive, Orchard Park	\$604,348	14 Feb 2025	292		676
8 Applewood Place (Lot 79 Orchard Park)	\$625,000	21 Feb 2025	283		622
8 Marjon Dr	\$850,000	07 Feb 2025	144		1088
18 Carrickmore Crescent	\$1,150,000	18 Feb 2025	592	\$870,000	1396
2 Petalite Lane	\$3,300,000	13 Feb 2025	261	\$1,950,000	1670
Lot 22 Parkins Bay	\$4,600,000	14 Feb 2025	198		0

Albert Town

Address	Sale Price	Sale Date	Days To Sell	GV	Land (sqm)
5 Moonstone Street	\$695,000	05 Feb 2025	190	\$610,000	608
43 Monteith Road	\$780,000	07 Feb 2025	60	\$500,000	6001

Lake Hawea

Address	Sale Price	Sale Date	Days To Sell	GV	Land (sqm)
55 Gillespie St	\$379,000	12 Feb 2025			300
24 Lost Burn Road	\$560,000	03 Feb 2025	51		936

Wanaka Surrounds

Address	Sale Price	Sale Date	Days To Sell	GV	Land (sqm)
4 Midrun Lane	\$600,000	26 Feb 2025	1200	\$390,000	881

Median	Average
\$625,000	\$1,166,689
Total Sales	Total sales value
13	\$15,166,956

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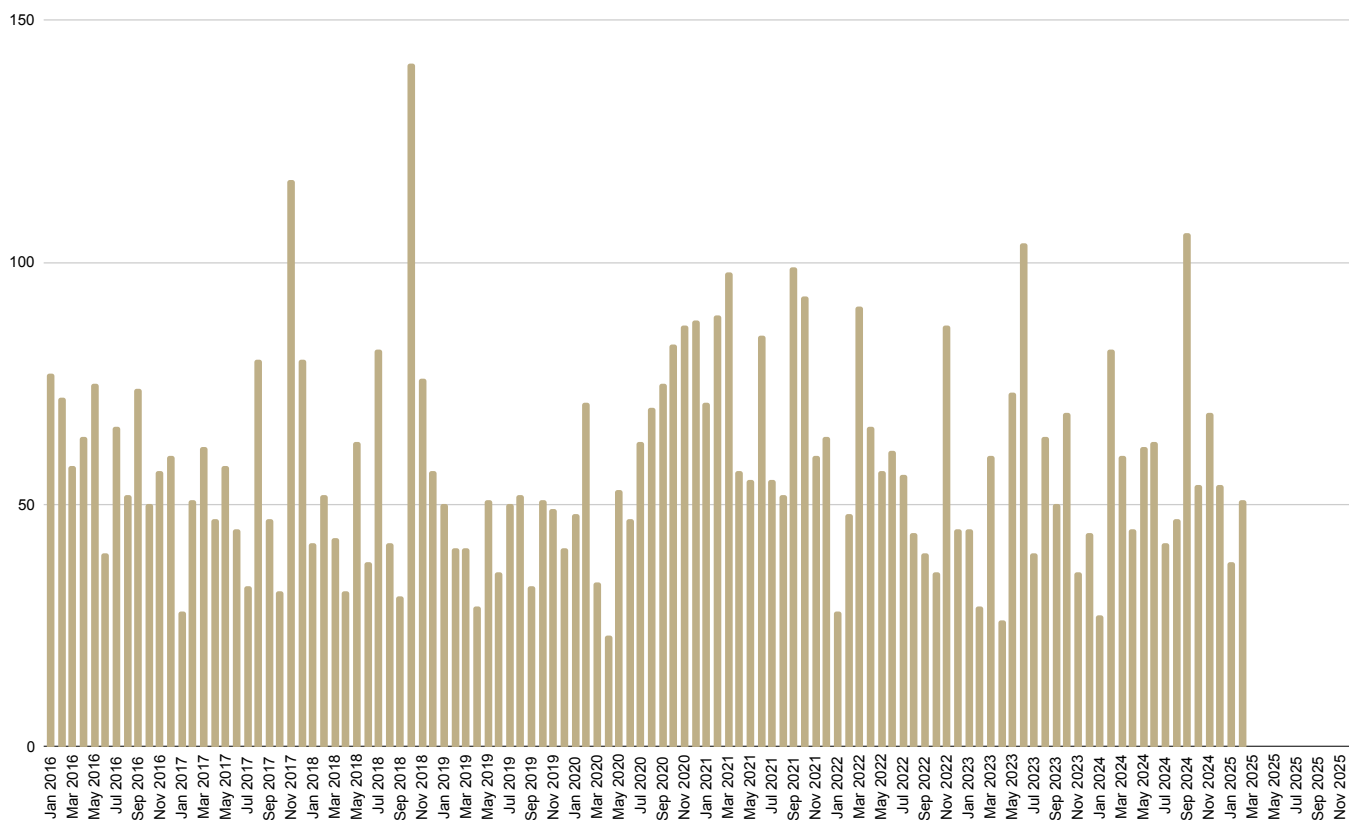
SOURCE: REAL ESTATE INSTITUTE OF NEW ZEALAND



SUMMARY DATA

Houses					
Wanaka	23	Median	\$1,820,000	Average	\$2,095,271
Albert Town	6	Median	\$1,692,500	Average	\$1,675,167
Lake Hawea/Hawea Flat	7	Median	\$970,000	Average	\$990,571
Surrounds	2	Median	\$1,220,000	Average	\$1,220,000
Total	38	Median	\$1,565,000	Average	\$1,779,374
Sections					
Wanaka	8	Median	\$737,500	Average	\$1,519,120
Albert Town	2	Median	\$737,500	Average	\$737,500
Lake Hawea/Hawea Flat	2	Median	\$469,500	Average	\$469,500
Surrounds	1	Median	\$600,000	Average	\$600,000
Total	13	Median	\$625,000	Average	\$1,166,689
Total					
Wanaka	31			Value House Sales	\$67,616,226
Albert Town	8			Value Section Sales	\$15,166,956
Lake Hawea/Hawea Flat	9			Total Value all Sales	\$82,783,182
Surrounds	3				
Total	51				
Median Days to Sell					
Houses	67				
Sections	194				
Total	69				

TOTAL SALES SINCE 2016



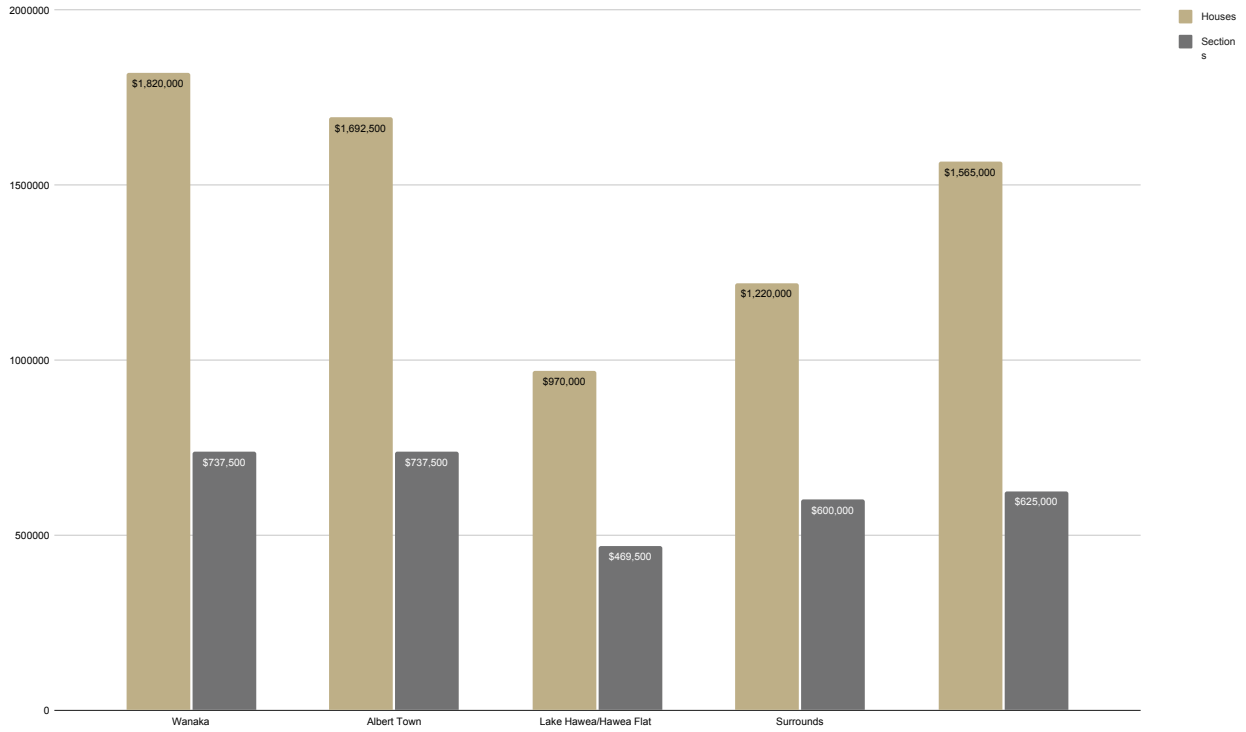
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MEDIAN PRICES



SALES BREAKDOWN

