RP Data Weekend Market Summary

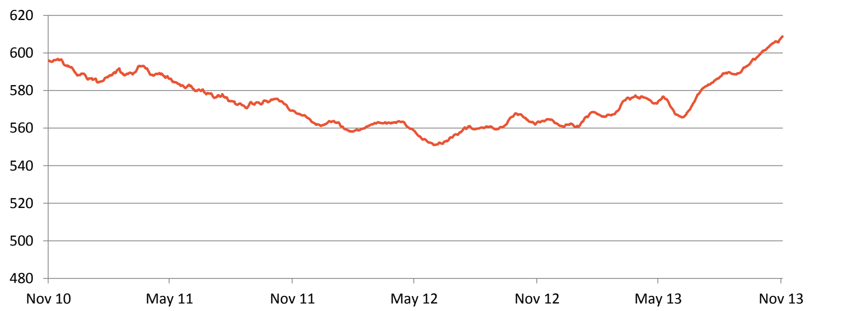
All data to week ending 3 November 2013

Capital city home value changes

Capital city	Weekly change	Monthly change	Yr to date change	Annual change
Sydney	0.4%	1.9%	13.0%	11.8%
Melbourne	0.7%	1.3%	8.4%	7.7%
Brisbane	0.7%	1.3%	3.2%	3.4%
Adelaide	0.5%	0.6%	1.3%	2.1%
Perth	0.0%	-0.2%	5.6%	6.8%
Combined 5 capitals	**0.5%**	**1.3%**	**8.5%**	**8.0%**

*Brisbane results are for the combined Brisbane and Gold Coast region.

Daily change in dwelling values across five combined capitals

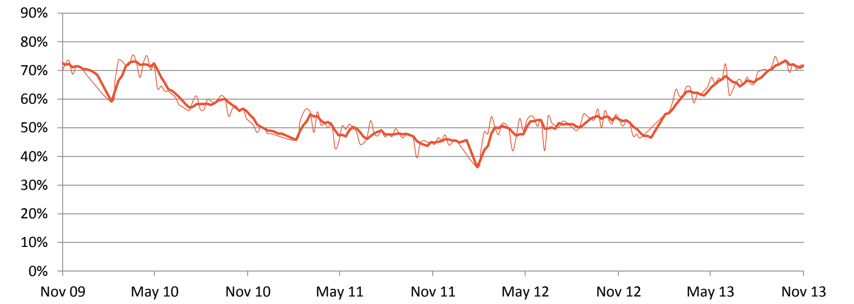


Results are based on the RP Data-Rismark Daily Home Value Index. Further information and daily updates on the index results are available from http://www.rpdata.com/research/daily_indices.html.

Capital city auction statistics (preliminary)

City	Clearance rate	Total auctions	RP Data auction results	Cleared auctions	Uncleared auctions
Sydney	76.8%	1,090	797	612	185
Melbourne	71.2%	192	146	104	42
Brisbane	51.4%	130	70	36	34
Adelaide	80.0%	116	80	64	16
Perth	42.9%	35	21	9	12
Tasmania	33.3%	8	3	1	2
Canberra	44.1%	71	34	15	19
Weighted Average	**72.0%**	**1,642**	**1,151**	**841**	**310**

Weekly clearance rate, combined capital cities



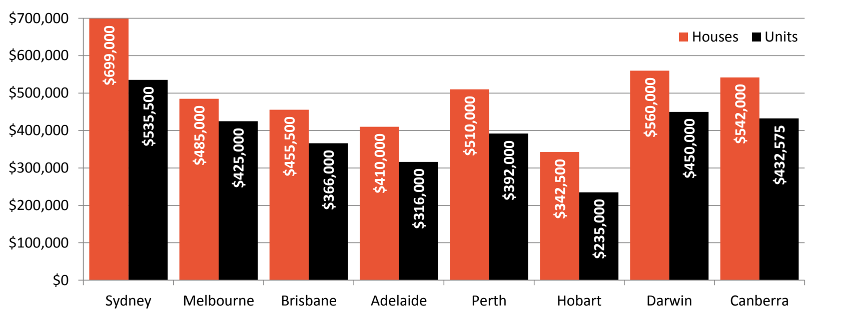
The above results are preliminary, with 'final' auction clearance rates published each Thursday. RP Data, on average, collects between 85% and 90% of auction results each week. Clearance rates are calculated across properties that have been taken to auction over the past week.

There were 1,642 auctions scheduled across the combined capital cities this week and the preliminary auction clearance rate was recorded at 72.0 per cent. Over the previous week, the national weighted auction clearance rate was recorded at 71.8 per cent and there were 2,941 capital city auctions. In Melbourne, there were 192 auctions this week and the preliminary clearance rate was recorded at 71.2 per cent, compared to 1,619 auctions last week and a clearance rate of 71.9 per cent. Across Sydney, the auction clearance rate decreased from 79.7 per cent last week, to 76.8 per cent this week. Auction volumes across Sydney increased over the week from 927 last week to 1,090 this week. Over the same week last year, 1,145 auctions were held across the capital city markets and the auction clearance rate was recorded at 53.0 per cent.

Capital city private treaty median prices

Capital city	HOUSES Number of Sales	HOUSES Median price	UNITS Number of Sales	UNITS Median price
Sydney	2,111	$699,000	1,185	$535,500
Melbourne	1,568	$485,000	705	$425,000
Brisbane	826	$455,500	133	$366,000
Adelaide	483	$410,000	102	$316,000
Perth	794	$510,000	185	$392,000
Hobart	76	$342,500	17	$235,000
Darwin	61	$560,000	76	$450,000
Canberra	115	$542,000	26	$432,575
Combined Capitals	**6,034**	**$553,166**	**2,429**	**$468,120**

Median house and unit prices



Private treaty sales represent around 85% of all dwelling sales across the country. The statistics are calculated across houses and units sold over the most recent four week period. Records without a valid sale price have been excluded from the analysis and median prices are withheld for cities where fewer than ten sales have been recorded.

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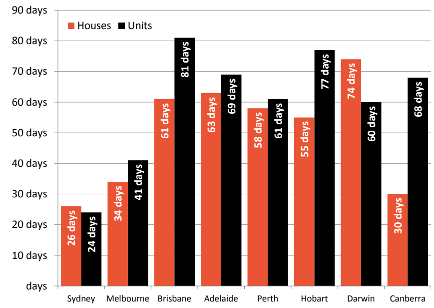
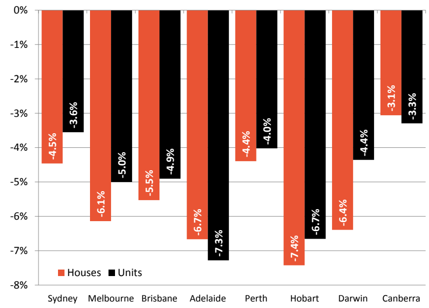
Capital city average time on market and vendor discounting results

	HOUSES		UNITS	
Capital city	Avg TOM	Avg Vendor Disc.	Avg TOM	Avg Vendor Disc.
Sydney	26 days	-4.5%	24 days	-3.6%
Melbourne	34 days	-6.1%	41 days	-5.0%
Brisbane	61 days	-5.5%	81 days	-4.9%
Adelaide	63 days	-6.7%	69 days	-7.3%
Perth	58 days	-4.4%	61 days	-4.0%
Hobart	55 days	-7.4%	77 days	-6.7%
Darwin	74 days	-6.4%	60 days	-4.4%
Canberra	30 days	-3.1%	68 days	-3.3%

Time on market



Vendor discounting

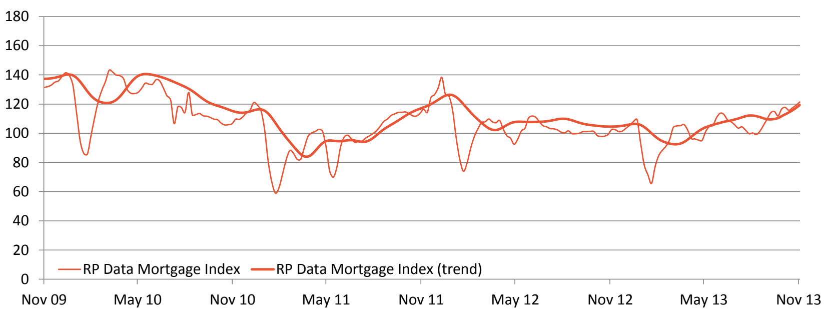


'Time on market' (TOM) is simply the average number of days between when a property is first listed for sale and the contract date. The rate of vendor discounting is the average percentage difference between the original listing price and the final selling price. The statistics are calculated across results received by RP Data over the past week and include properties transacted over the past four weeks. The data is based on private treaty sales only and records without a valid sale price have been excluded from the vendor discount analysis. The analysis also excludes results where there are less than 10 observations.

Mortgage market activity

Region	Index value	Month on month change	Month on month change (trend)
National	121.4	3.2%	5.6%
NSW	148.1	-0.3%	7.1%
QLD	119.9	0.7%	6.7%
SA	85.1	1.8%	1.6%
TAS	88.9	7.0%	7.2%
VIC	127.2	9.0%	5.0%
WA	105.1	-0.3%	2.9%

RP Data Mortgage Index - RMI

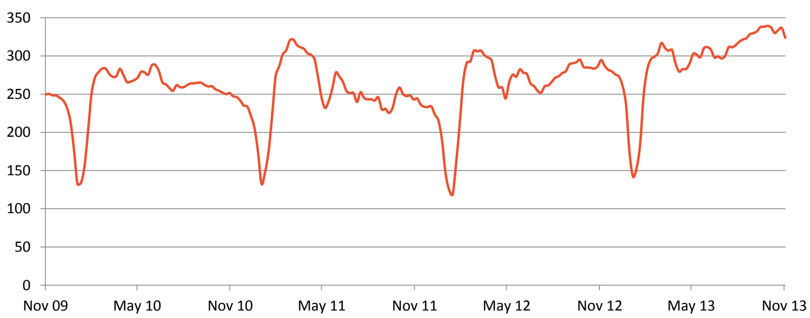


RP Data systems monitor more than 100,000 mortgage activity events every month across our 4 main finance industry platforms. Monitoring the activity events across this platform provides a unique and timely lead indicator to housing finance commitments. The index shows an 81% correlation with the ABS housing finance data series (88% using the seasonally adjusted series). Based on the strong correlation and significant number of events being monitored, the Mortgage Index provides the most timely and holistic measure of mortgage market activity available.

New listings activity

Region	Index value	Month on month change	Month on month change (seas adj)
National	323.9	-4.0%	1.5%
NSW	389.4	-6.6%	1.6%
QLD	252.3	-3.5%	0.1%
SA	290.8	-8.2%	-0.1%
TAS	139.7	-6.7%	5.2%
VIC	331.5	-0.1%	5.2%
WA	419.5	2.5%	0.2%

RP Data Listings Index - RLI



The RP Data Listings Index provides a lead indicator for the number of residential dwellings that are being prepared for sale across the Australian housing market. RP Data customers account for over 70% of all listings in the Australian property market. The index, which tracks the flow of metadata across RP Data's real estate data platform, shows a 75% correlation with the number of new listings about to enter the market.