RP Data Weekend Market Summary

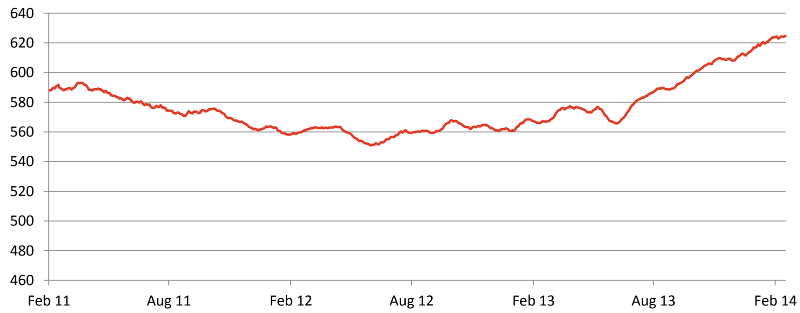
All data to week ending 16 February 2014

Capital city home value changes

Capital city	Weekly change	Monthly change	Yr to date change	Annual change
Sydney	0.6%	1.6%	1.9%	14.2%
Melbourne	-0.4%	0.4%	2.5%	11.0%
Brisbane	0.2%	1.4%	0.8%	4.9%
Adelaide	-0.2%	-0.5%	-0.4%	2.2%
Perth	-0.5%	-1.8%	-1.8%	6.7%
Combined 5 capitals	**0.1%**	**0.7%**	**1.3%**	**10.1%**

*Brisbane results are for the combined Brisbane and Gold Coast region. The monthly change is the change over the past 28 days.

Daily change in dwelling values across five combined capitals

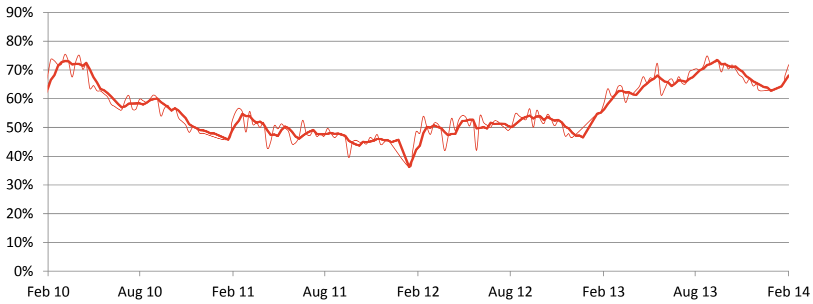


Results are based on the RP Data-Rismark Daily Home Value Index. Further information and daily updates on the index results are available from http://www.rpdata.com/research/daily_indices.html.

Capital city auction statistics (preliminary)

City	Clearance rate	Total auctions	RP Data auction results	Cleared auctions	Uncleared auctions
Sydney	80.4%	596	465	374	91
Melbourne	70.9%	785	650	461	189
Brisbane	47.3%	133	91	43	48
Adelaide	72.9%	58	48	35	13
Perth	50.0%	25	14	7	7
Tasmania	60.0%	12	10	6	4
Canberra	59.3%	41	27	16	11
Weighted Average	**71.8%**	**1,650**	**1,305**	**942**	**363**

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.

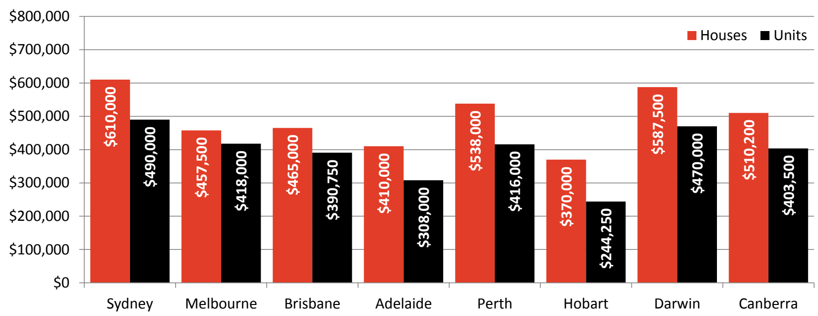
Sydney auction market back above 80% clearance rate

There were 1,650 auctions held across the capital city markets this week, which is about 520 more auctions compared with the same week last year. The preliminary auction clearance rate was recorded at 71.8 per cent, compared to the previous week, when the final auction clearance rate was recorded at a lower 68.2 per cent across 972 capital city auctions. We haven't seen an auction clearance rate this high since the last week of October 2013. In Melbourne, Australia's largest auction market, the preliminary auction clearance rate was recorded at 70.9 per cent, increasing from last week's final auction clearance rate of 67.5 per cent. Like clearance rates, the number of properties taken to auction in Melbourne increased from 335 last week, to 785 this week. Across Sydney, the auction clearance rate was recorded at 80.4 per cent this week across 596 auctions, while over the previous week there were 362 auctions with a clearance rate of 79.5 per cent. At the same time last year, both auction volumes (1,129) and the auction clearance rate (58.8 per cent) were lower.

Capital city private treaty median prices

	HOUSES		UNITS	
Capital city	Number of Sales	Median price	Number of Sales	Median price
Sydney	1,411	$610,000	752	$490,000
Melbourne	1,321	$457,500	516	$418,000
Brisbane	913	$465,000	166	$390,750
Adelaide	433	$410,000	93	$308,000
Perth	630	$538,000	139	$416,000
Hobart	97	$370,000	20	$244,250
Darwin	16	$587,500	28	$470,000
Canberra	87	$510,200	26	$403,500
Combined Capitals	**4,908**	**$508,509**	**1,740**	**$439,101**

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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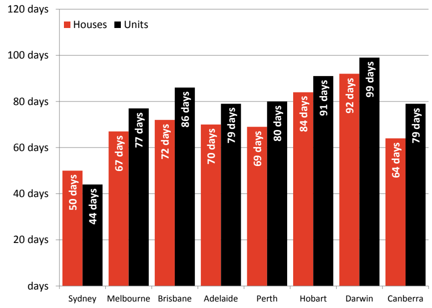
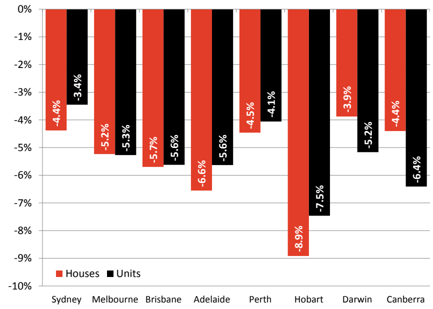
Capital city average time on market and vendor discounting results

	HOUSES		UNITS	
Capital city	Avg TOM	Avg Vendor Disc.	Avg TOM	Avg Vendor Disc.
Sydney	50 days	-4.4%	44 days	-3.4%
Melbourne	67 days	-5.2%	77 days	-5.3%
Brisbane	72 days	-5.7%	86 days	-5.6%
Adelaide	70 days	-6.6%	79 days	-5.6%
Perth	69 days	-4.5%	80 days	-4.1%
Hobart	84 days	-8.9%	91 days	-7.5%
Darwin	92 days	-3.9%	99 days	-5.2%
Canberra	64 days	-4.4%	79 days	-6.4%

Time on market



Vendor discounting

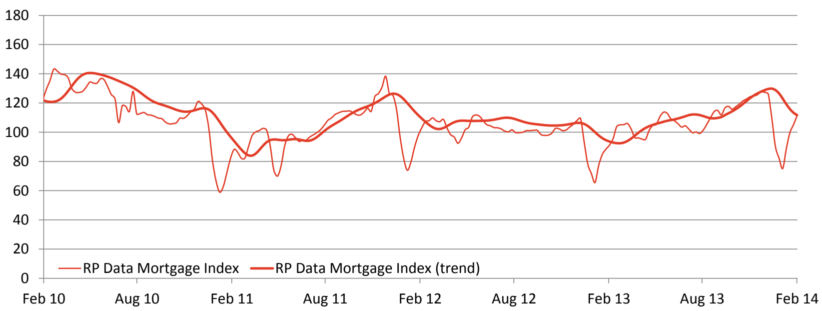


'Time on market' (TOM) is simply the average number of days between when a property is first listed for sale and the contract date. The rate of vendor discounting is the average percentage difference between the original listing price and the final selling price. The statistics are calculated across 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	111.5	48.4%	-9.2%
NSW	140.3	59.1%	-10.0%
QLD	114.5	51.8%	-8.5%
SA	81.7	41.6%	-7.8%
TAS	84.9	49.1%	-8.2%
VIC	109.8	40.9%	-9.4%
WA	99.7	40.5%	-7.4%

RP Data Mortgage Index - RMI

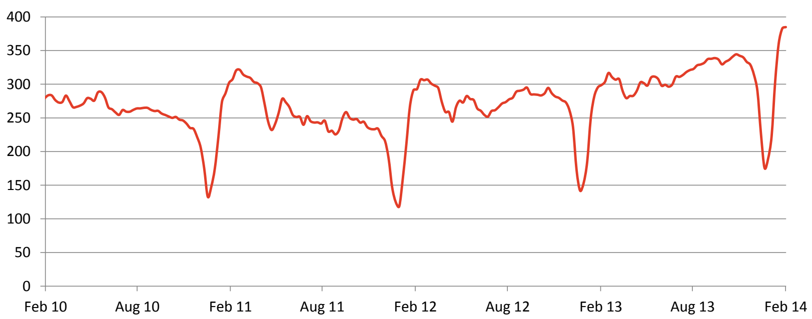


RP Data systems monitor more than 100,000 mortgage activity events every month across our 4 main finance industry platforms. Monitoring the activity events across this platform provides a unique and timely lead indicator to housing finance commitments. The index shows an 81% correlation with the ABS 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	384.8	72.8%	1.9%
NSW	452.0	85.3%	0.2%
QLD	317.7	66.2%	4.8%
SA	348.7	73.7%	1.2%
TAS	139.3	32.2%	0.1%
VIC	384.0	73.9%	1.4%
WA	489.3	61.0%	1.1%

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.

About RP Data

Since 1991, RP Data has been providing comprehensive information solutions to the Australian and New Zealand property industry. With our services, clients can obtain the latest and most thorough property information delivered in real time so they can increase productivity, cut costs and extend their capabilities in a highly competitive market.

RP Data pioneered on-line information services and we are proud of our record of innovation. Through the strong backing of financial investors, we continue to reinvest in new information technologies to provide forward-thinking solutions. We focus on offering more efficient, user-friendly and cost-effective tools to help our clients streamline procedures and be more responsive to their customers. Our information solutions can therefore improve every facet of business and deliver a real and rapid return on investment.

The people in RP Data's National Customer Service Teams have a long history within the real estate and property information industries. So when we say we deliver 'Real Property knowledge you can trust', it's no idle boast. Our claim is based on hard earned experience and an intimate understanding of the industry that can only be developed over time. This is further enhanced by extensive knowledge of local markets gathered by offices in each state.

Our wealth of experience is combined with an ability to listen to clients and translate their needs into solutions that excel in execution. We continue to evolve our services so they always reflect market opportunities and make a difference to your business performance. Quite simply, we deliver - which is why RP Data is the industry's foremost information solution partner.

Our key value to clients lies in the delivery of wide-ranging and accurate property information. Whether you need to increase listings to sell more, reposition yourself in a more professional manner or simply streamline the way you do business, RP Data has a solution that can make it happen. Our 'can-do' attitude and expertise has resulted in trusted, long-term partnerships with clients that have delivered tangible results. We would be more than happy to do the same for your business.

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