CoreLogic RP Data Weekend Market Summary
All data to week ending 24 May 2015

Both the number of auctions and the auction clearance rate up week-on-week
Across the combined capital cities, the preliminary auction clearance rate was recorded at 78.4 per cent across 1,981 results this week. This week, auction volumes were higher than last week, with 2,470 capital city homes taken to auction, compared to 2,232 over the previous week when the clearance rate was recorded at 77.5 per cent. The number of homes taken to auction this week was lower than last year, when 2,786 auctions were held, however the clearance rate last year was lower, at 67.1 per cent.

Capital city auction statistics (preliminary)

City	Clearance rate	Total auctions	CoreLogic RP Data auction results	Cleared auctions	Uncleared auctions	Clearance rate (last year)	Total auctions (last year)
Sydney	86.9%	950	770	669	101	73.1%	1,115
Melbourne	80.0%	1,110	961	769	192	66.6%	1,211
Brisbane	51.2%	155	86	44	42	49.4%	185
Adelaide	72.3%	87	65	47	18	64.2%	121
Perth	25.0%	53	20	5	15	45.0%	70
Tasmania	20.0%	15	10	2	8	50.0%	8
Canberra	65.2%	100	69	45	24	56.5%	76
Weighted Average	**78.4%**	**2,470**	**1,981**	**1,581**	**400**	**67.1%**	**2,786**

Weekly clearance rate, combined capital cities

The above results are preliminary, with 'final' auction clearance rates published each Thursday. CoreLogic 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.

Weekly clearance rate, Melbourne

Weekly clearance rate, Sydney

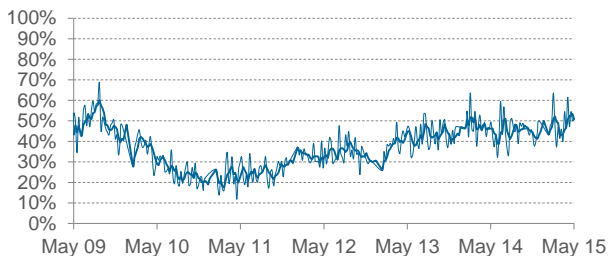## Weekly clearance rate, Brisbane

Weekly clearance rate, Adelaide

In Australia's largest auction market, **Melbourne**, the preliminary clearance rate of 80.0 per cent was an improvement on the previous week's final auction clearance rate of 78.3 per cent. Prior to this week, Melbourne's clearance rate for the year to date was tracking at 77.6 per cent, so this week's result has shown further improvement across an already strong market. There were 1,110 Melbourne auctions this week, with 961 results reported so far. Over the previous week, 1,012 Melbourne auctions were held, and a higher 1,211 were held last year, with a clearance rate of 66.6 per cent. This week, the individual sub-region of Melbourne with the strongest result was the Outer East region, where 87.3 per cent of reported auctions were successful.

The clearance rate increased in **Sydney** this week to 86.9 per cent, based on preliminary results, signifying that Sydney's clearance rate of 85.0 per cent last week was a brief dip, after the four previous weeks where Sydney's clearance rate was recorded above the 87 per cent mark. There have been 770 Sydney auction results reported so far this week, with 950 homes taken to auction. Volumes are higher than last week, when 885 residential auctions were held, and lower than last year, when there were 1,115 auctions. One year ago, Sydney's auction clearance rate was 73.1 per cent, more than 10 percentage points lower than the current level. Across Sydney's individual sub-regions, the Inner West region recorded the strongest result with a preliminary clearance rate of 94.7 per cent across 76 results.

Brisbane's preliminary clearance rate across 86 results this week was 51.2 per cent, increasing from 50.0 per cent across 136 auctions last week. At the same time last year, Brisbane was host to 185 auctions with 49.4 per cent of properties recording a sale. Across the **Gold Coast**, 40 auction results have been reported and based on this, the preliminary clearance rate is 35 per cent.

Across **Adelaide**, there were 87 auctions this week, with 65 results collected so far. The preliminary clearance rate of 72.3 per cent is higher than both last week (63.8 per cent) and last year (64.2 per cent).
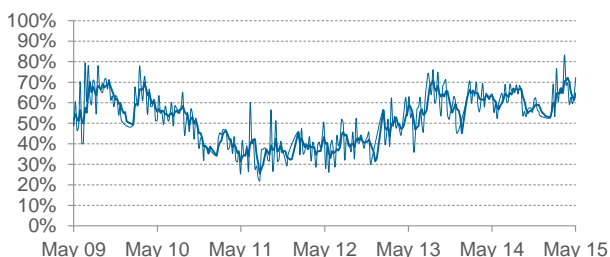
There have been 20 **Perth** auction results reported so far this week with a preliminary clearance rate of 25 per cent. Perth's clearance rate last week was 41.9 per cent and 45.0 per cent last year.

In **Canberra** this week, 100 auctions were held and so far, 69 results have been reported with a clearance rate of 65.2 per cent.

There were 15 **Tasmanian** auctions held over the week. Of the 10 results reported, 2 properties have sold.

Weekly auction clearance rate —— 4 week average

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Capital city home value changes

Capital city	Weekly change	Monthly change	Yr to date change	Annual change
Sydney	-0.3%	-0.2%	6.6%	15.1%
Melbourne	-0.8%	-1.8%	3.0%	8.1%
Brisbane	-0.3%	-0.7%	-0.4%	3.3%
Adelaide	0.6%	-0.5%	0.3%	2.2%
Perth	0.4%	-1.5%	-3.0%	0.9%
Combined 5 capitals	-0.3%	-0.9%	3.1%	8.9%

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

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

Daily home value index, 5 capital city aggregate

Capital city private treaty median prices

| Capital city	HOUSES Number of Sales	HOUSES Median price	UNITS Number of Sales	UNITS Median price
Sydney	2,846	$840,000	2,043	$668,000
Melbourne	3,171	$535,101	1,376	$470,000
Brisbane	1,375	$470,500	490	$404,000
Adelaide	679	$425,000	189	$320,000
Perth	795	$536,000	211	$440,000
Hobart	156	$330,000	65	$250,000
Darwin	48	$587,500	32	$458,500
Canberra	247	$572,000	143	$455,000
Combined Capitals	9,317	$608,569	4,549	$540,495

Median house and unit prices
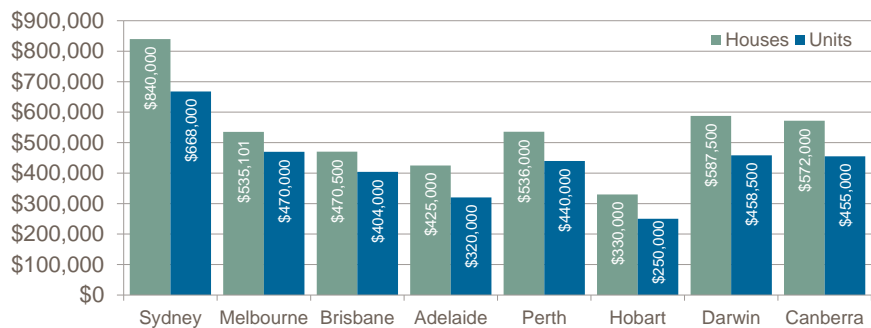
Private treaty sales represent around 85% of all dwelling sales across the country. The statistics are calculated across houses and units sold over the most recent four week period. Records without a valid sale price have been excluded from the analysis.

Capital city median time on market and average vendor discounting results

Capital city	HOUSES Median TOM	HOUSES Avg Vendor Disc.	UNITS Median TOM	UNITS Avg Vendor Disc.
Sydney	26 days	-4.2%	25 days	-3.6%
Melbourne	32 days	-4.9%	41 days	-5.4%
Brisbane	65 days	-5.8%	58 days	-5.6%
Adelaide	60 days	-5.2%	73 days	-5.8%
Perth	77 days	-5.6%	76 days	-6.7%
Hobart	55 days	-6.8%	76 days	-7.6%
Darwin	92 days	-7.3%	97 days	-9.5%
Canberra	34 days	-3.0%	57 days	-4.6%

Median time on market
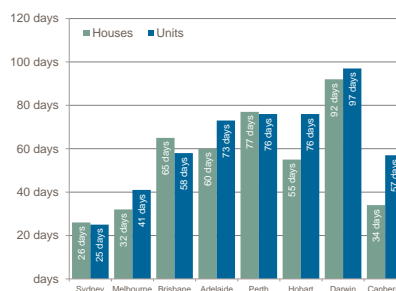
Average vendor discounting
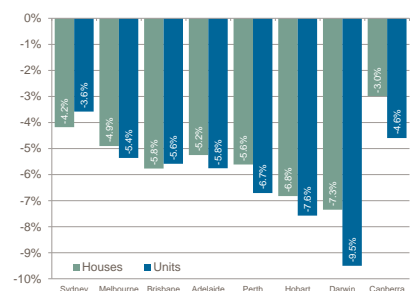
'Time on market' (TOM) is simply the middle number of days between when a property is first listed for sale and the contract date. The rate of vendor discounting is the average percentage difference between the original listing price and the final selling price. The statistics are calculated across results received by CoreLogic 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.

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Mortgage market activity

Region	Index value	Month on month change	Month on month change (trend)
National	152.1	10.2%	2.7%
NSW	221.3	10.4%	3.9%
QLD	136.9	11.6%	-0.5%
SA	96.3	7.5%	2.0%
TAS	84.8	3.7%	-1.0%
VIC	161.8	10.3%	4.3%
WA	108.3	6.9%	1.5%

CoreLogic RP Data Mortgage Index

CoreLogic 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.

Listing market activity

Region	Index value	Month on month change	Month on month change (seas adj)
National	337.3	11.2%	-2.1%
NSW	413.1	15.1%	-1.8%
QLD	271.4	7.7%	-3.1%
SA	309.6	6.2%	-3.5%
TAS	127.6	15.5%	-3.6%
VIC	371.0	14.6%	0.7%
WA	319.0	4.8%	-3.5%

CoreLogic RP Data Listing Index

The CoreLogic 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. CoreLogic RP Data customers account for over 70% of all listings in the Australian property market. The index, which tracks the flow of metadata across CoreLogic RP Data's real estate data platform, shows a 75% correlation with the number of new listings about to enter the market.

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About CoreLogic RP Data

CoreLogic RP Data is a wholly owned subsidiary of CoreLogic (NYSE: CLGX),which is the largest data and analytics company in the world. CoreLogic RP Data provides property information, analytics and services across Australia and New Zealand and is currently developing and growing partnerships throughout Asia.

With Australia's most comprehensive property databases, the company's combined data offering is derived from public, contributory and proprietary sources and includes over 500 million decision points spanning over three decades of collection, providing detailed coverage of property and other encumbrances such as tenancy, location, hazard risk and related performance information. With over 11,000 customers and 120,000 end users, CoreLogic RP Data is the leading provider of property data, analytics and related services to consumers, investors, real estate, mortgage, finance, banking, insurance, developers, wealth management and government.

CoreLogic RP Data delivers value to clients through unique data, analytics, workflow technology, advisory and geo spatial services. Clients rely on CoreLogic RP Data to help identify and manage growth opportunities, improve performance and mitigate risk.   CoreLogic RP Data employs over 480 people at nine locations across Australia and in New Zealand. For more information call 1300 734 318 or visit www.corelogic.com.au