

CoreLogic RP Data Property Market Indicator Summary

All data to week ending 12 July 2015

Auction markets continue to show a slight softening trend with a preliminary auction clearance rate of 76.2 per cent, the third week in a row in which the capital city clearance rate has fallen

The preliminary clearance rate across the combined capital cities was recorded at 76.2 per cent this week, compared to 76.8 per cent last week, marking the third week in a row where the auction clearance rate has trended lower. So far, 1,370 auctions have been reported this week, with a total of 1,669 auctions held across the capital cities. In comparison, last week there were 1,674 auctions, while at the same time last year 1,421 residential properties were taken to auction with a success rate of 67.2 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	81.0%	765	638	517	121	75.6%	580
Melbourne	78.2%	651	568	444	124	66.4%	567
Brisbane	53.6%	121	84	45	39	43.3%	118
Adelaide	66.0%	67	50	33	17	60.9%	85
Perth	23.1%	26	13	3	10	44.4%	24
Tasmania	75.0%	9	4	3	1	16.7%	6
Canberra	69.2%	30	13	9	4	62.2%	41
Weighted Average	76.2%	1,669	1,370	1,054	316	67.2%	1,421

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.

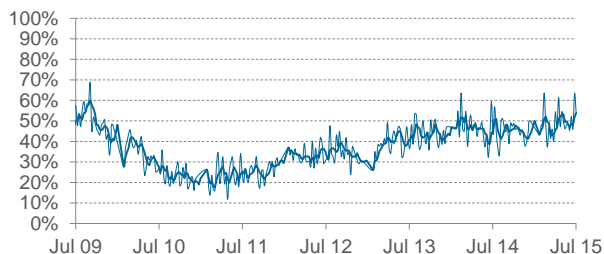
Weekly clearance rate, Melbourne



Weekly clearance rate, Sydney



Weekly clearance rate, Brisbane



Weekly clearance rate, Adelaide



— Weekly auction clearance rate — 4 week average

Sydney sub-regions	Clearance rate	Total auctions	CoreLogic RP Data auction results
Central Coast	57.9%	23	19
Baulkham Hills and Hawkesbury	57.1%	24	21
Blacktown	72.0%	29	25
City and Inner South	87.0%	64	54
Eastern Suburbs	86.2%	66	58
Inner South West	86.3%	115	95
Inner West	90.7%	63	54
North Sydney and Hornsby	87.0%	98	77
Northern Beaches	79.1%	50	43
Outer South West	n.a.	7	7
Outer West and Blue Mountains	n.a.	9	6
Parramatta	75.4%	79	57
Ryde	84.6%	33	26
South West	58.3%	53	48
Sutherland	87.5%	52	48

Melbourne sub-regions

Inner	72.0%	162	143
Inner East	81.1%	56	53
Inner South	83.6%	68	55
North East	80.3%	80	66
North West	71.1%	52	45
Outer East	95.7%	52	46
South East	83.8%	75	68
West	75.0%	76	68
Mornington Peninsula	68.2%	26	22

Regional auction results

Hunter	60.7%	46	28
Woolllongong	71.0%	43	31
Gold Coast	58.6%	52	29
Sunshine Coast	40.0%	29	15
Geelong	37.5%	28	16

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Capital city home value changes

Capital city	Weekly change	Monthly change	Yr to date change	Annual change
Sydney	0.9%	5.3%	10.8%	16.6%
Melbourne	1.7%	7.8%	8.8%	10.0%
Brisbane	0.5%	2.0%	2.2%	3.9%
Adelaide	-0.4%	-1.4%	-0.1%	4.0%
Perth	-0.9%	-1.3%	-4.1%	-1.7%
Combined 5 capitals	0.8%	4.4%	6.7%	10.0%

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

Daily home value index, 5 capital city aggregate



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>.

Capital city properties listed for sale

Capital city	No of new listings	12 mth change (%)	No of total listings	12 mth change (%)
Sydney	7,690	25.6%	17,282	-12.8%
Melbourne	7,668	15.7%	26,987	-10.9%
Brisbane	4,131	10.7%	18,988	4.2%
Adelaide	1,874	5.3%	7,398	-4.5%
Perth	3,751	-6.0%	20,649	23.0%
Hobart	376	11.9%	2,798	-4.7%
Darwin	251	-16.3%	1,577	24.0%
Canberra	437	15.3%	1,908	-8.8%
Combined capitals	26,178	12.5%	97,589	-1.6%

Number of homes for sale, combined capital cities

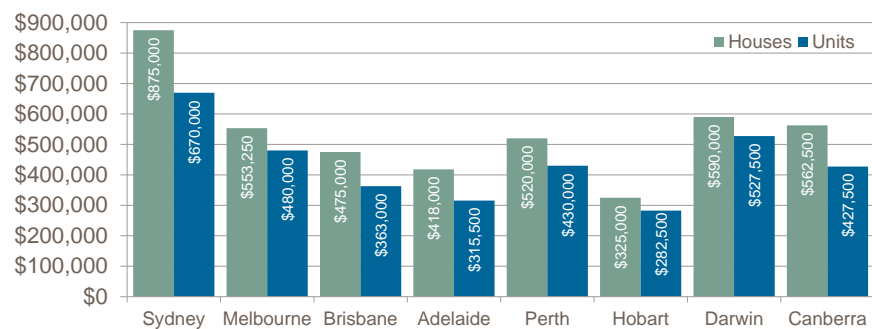


These results are calculated across properties that have been advertised for sale over the past 28 days. A new listing is one which has not been advertised for sale over the past 6 months, total listings include new listings and properties which have been previously advertised.

Capital city private treaty median prices

Capital city	HOUSES		UNITS	
	Number of Sales	Median price	Number of Sales	Median price
Sydney	2,889	\$875,000	1,793	\$670,000
Melbourne	3,140	\$553,250	1,523	\$480,000
Brisbane	1,565	\$475,000	321	\$363,000
Adelaide	733	\$418,000	146	\$315,500
Perth	877	\$520,000	191	\$430,000
Hobart	151	\$325,000	39	\$282,500
Darwin	43	\$590,000	20	\$527,500
Canberra	209	\$562,500	87	\$427,500
Combined Capitals	9,607	\$620,682	4,120	\$542,676

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.

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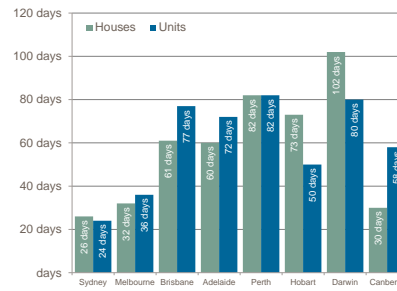
All data to week ending 12 July 2015

Capital city median time on market and average vendor discounting results

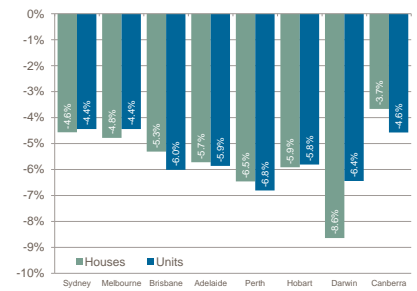
Capital city	HOUSES		UNITS	
	Median TOM	Avg Vendor Disc.	Median TOM	Avg Vendor Disc.
Sydney	26 days	-4.6%	24 days	-4.4%
Melbourne	32 days	-4.8%	36 days	-4.4%
Brisbane	61 days	-5.3%	77 days	-6.0%
Adelaide	60 days	-5.7%	72 days	-5.9%
Perth	82 days	-6.5%	82 days	-6.8%
Hobart	73 days	-5.9%	50 days	-5.8%
Darwin	102 days	-8.6%	80 days	-6.4%
Canberra	30 days	-3.7%	58 days	-4.6%

'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.

Median time on market



Average vendor discounting



Mortgage market activity

Region	Index value	Month on month change	Month on month change (trend)
National	147.3	-1.9%	-0.4%
NSW	213.4	-2.5%	-1.7%
QLD	131.6	-2.4%	-0.3%
SA	87.5	-7.3%	-0.5%
TAS	90.7	7.5%	-0.6%
VIC	158.3	0.5%	0.6%
WA	106.8	-3.2%	0.0%

CoreLogic RP Data Mortgage Index

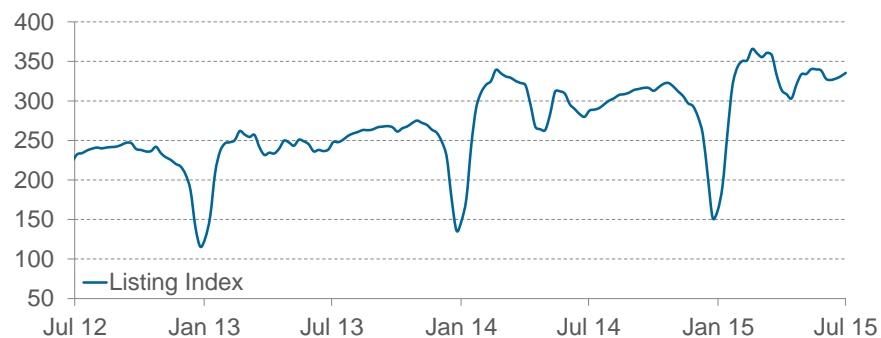


CoreLogic RP Data systems monitor more than 100,000 mortgage activity events every month across our 4 main finance industry platforms. Monitoring the activity events across this platform provides a unique and timely lead indicator to housing finance commitments. The index shows an 81% correlation with 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	335.4	2.3%	0.2%
NSW	418.0	4.2%	1.1%
QLD	259.7	-2.1%	-1.6%
SA	315.0	5.3%	-0.7%
TAS	125.4	7.9%	0.4%
VIC	380.9	5.8%	3.6%
WA	310.6	-0.5%	-2.2%

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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Top ten sales over the past week



**52 Burns Crescent,
Chiswick, NSW**
3 bed, 1 bath, 2 car house
\$4,450,000
Cobden & Hayson
Drummoyne



**10 Strathlora Street,
Strathfield, NSW**
6 bed, 6 bath, 2 car house
\$4,300,000
Strathfield Partners
Strathfield



**235 George Road,
Leppington, NSW**
3 bed, 1 bath, 2 car house
\$3,260,000
Grandland Real Estate
Edmondson Park



**6 St Lukes Way,
Kangaroo Point, NSW**
6 bed, 4 bath, 3 car house
\$3,150,000
Ray White Jannali



**48 Marine Parade,
St Kilda, Vic**
5 bed, 4 bath, 3 car house
\$3,050,000
Biggin & Scott
Prahran



**257 Attunga Road,
Yowie Bay, NSW**
4 bed, 3 bath, 4 car house
\$3,025,000
McGrath Estate Agents



**17D/70 Alfred Street,
Milsons Point, NSW**
3 bed, 2 bath, 2 car unit
\$2,850,000
Simeon Manners Property
Mosman



**38 Glaisher Parade,
Cronulla, NSW**
3 bed, 1 bath, 1 car house
\$2,746,000
Century 21 Adamsons
Cronulla



**21 The Crescent,
Mosman, NSW**
3 bed, 2 bath, 1 car house
\$2,700,000
McGrath Estate Agents



**81 Merrivale Road,
Pymble, NSW**
5 bed, 3 bath, 2 car house
\$2,670,000
Ray White
Wahroonga

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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.

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