

TOP 10

SALES PEOPLE

JAN '25



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Glenorchy

Hi everyone,

I hope you are all enjoying these gorgeous, iconic Autumn days with a good hint of Summer. Below is a quick update on activity in the local property market and a snapshot of what's been happening in the wider Wakatipu area.

"January 2025 showed some positive signs across the New Zealand property market, tempered with the usual slowness of the holiday period. Open homes were attended by motivated buyers, from a range of buyer types. Motivated vendors are willing to meet the market, but some vendors anticipate improvements in market conditions leading to property prices increasing.

Interest rates and the anticipation of potential OCR changes impacted market sentiment."

We have another OCR announcement in April, economists are anticipating another downward trend, which would continue to encourage more buyers to the market

Disclaimer: Data sourced from REINZ. Data encompasses Queenstown and Arrowtown Wards.

Market Snapshot

THE FOLLOWING DATA IS BASED ON UNCONDITIONAL SALES IN THE WAKATIPU AREA



\$1,316,285

Median sale price for January 2025*



31

Number of sales in January 2025*



67

Median days on the market for January 2025*

*Source REINZ

For Sale	Sale method	Sale category	Floor area	Land area
6 Shiel Street, Glenorchy	Deadline sale	Residential house	139sqm	806sqm
38 Birley Rise, Glenorchy	PBN	Rural lifestyle	135sqm	4.8839ha
4 Shiel Street, Glenorchy	POA	Residential section	N/A	869sqm
5 Argyle Place, Glenorchy	\$750,000	Residential house	120sqm	809sqm
11 Buckler Burn Street, Glenorchy	\$499,000	Residential section	N/A	856sqm
Dart River Island, Glenorchy	PBN	Land	N/A	20.8413ha

Recent sales	Sale price	Sale date	Sale category	Land area
20 Richardson Street, Glenorchy	\$475,000	24 Feb 2025	Residential Section	800sqm
8 Shiel Street, Glenorchy	\$430,000	13 Feb 2025	Residential Section	804sqm
53 Benmore Place, Glenorchy	\$690,000	10 Feb 2025	Residential Section	1,356sqm
1 Nikau Way, Glenorchy	\$415,000	03 Feb 2025	Residential Section	800sqm
10 Groves Street, Glenorchy	\$425,000	29 Jan 2025	Residential Section	804sqm
5 Pigeon Place, Glenorchy	\$420,000	14 Jan 2025	Residential Section	802sqm

As you will see above, I also have 38 Birley Rise as a "quiet listing". Please let me know if you would like more information regarding this great opportunity.

I am super excited for our annual Bayleys Glenorchy Golf day on Saturday 15th March, thanks to Damien and crew, the course is looking great. Also, a huge gratitude to all our sponsors, over \$5500 in raffle prizes, all proceeds from the raffle and BBQ go to Cure Kids. If you would like a ticket - \$5 x 1 / \$20 x 5 - Internet banking: Account number - Glenorchy community golf club 01-0867-0779117-00. Please include phone number and name in ref/code.

Curious about the latest property trends or considering a free, no-obligation appraisal of your home? Simply email me or scan the QR code by March 31st, and you'll also go into the draw to win a delicious meal for two at The Headwaters Eco Lodge in Glenorchy.

As always, I'm here to offer honest and practical advice on all things real estate—don't hesitate to get in touch!

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