

Hamilton MARKET TRENDS

Rental Report 1st Quarter 2025

1 January - 31 March 2025

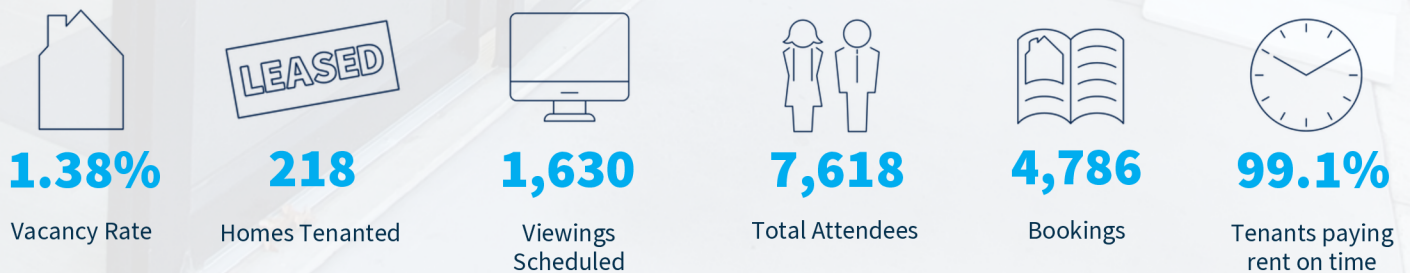
Welcome to our Hamilton rental market update for the first quarter of 2025. Let's delve into the latest trends and statistics shaping our local rental landscape. As at the end of 2024, the median weekly rent in Hamilton City stood at \$570, maintaining stability from the previous quarter. Tenant enquiries have remained robust, indicating sustained interest in Hamilton's rental properties. In February 2025 alone, there were 2,912 online enquiries and 580 property viewings booked, highlighting the high demand in our market. Staying abreast of legislative changes is crucial, with the final Healthy Homes Standards compliance date on July 1, 2025, property managers are proactively ensuring that landlords and tenants are informed and compliant with the legislation. The recent reduction of the OCR by the Reserve Bank has positively influenced investor activity. Lower interest rates have made financing more accessible, leading to increased investment in rental properties.

Latest Rental Prices Range



*Data /Source:- Tenancy Services Market Rent

Harcourts Hamilton Rentals Office Data



Harcourts
Hamilton Rentals



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Tapi Maintenance Report

We want tenants to feel encouraged to report any maintenance issues as they arise so we stay on top of maintenance and in turn reduce the cost of major repairs.



73 %

Tenant requests via
tenant concierge
this Quarter

1722

QR codes in
properties - Faster
fault reporting

*Data - Tapi Maintenance Management



530

Active Listings in
Hamilton Area for April

*Data - Trade Me 31.03.25

Short Term Rentals

To diversify income streams, short-term rental options have been introduced. This strategy caters to properties that require more flexibility with tenancy terms, providing landlords with an easy management solutions and with a potential of 34%* better return than a long term rental.

*results may differ dependent on market.

If you would like information on how short term rentals compare, please get in touch with us.

Feedback / Testimonials



"I recently relocated to a new rental property and I wanted to express my sincere gratitude to Stephanie Kenton from Harcourts for her exceptional assistance throughout the entire process.

From the initial viewing to the final move-in, Stephanie and the entire team were incredibly helpful and responsive. She answered all of my questions promptly and patiently, provided clear and concise information, and ensured a smooth and stress-free transition.

Strongly recommend Stephanie and team Harcourts to anyone looking to secure a property in Hamilton. "

- Akhila Devasia

"Highly Recommended!

We have an excellent experience with Harcourts Hamilton. The process is smooth sailing and the house is perfect for our small family. Our property managers Sara Horgan and Tuo Fang are very nice and kind. They answer our queries promptly and update us always with regard to the maintenance of the property."

- irene asejo

"Had a pleasant stay at the property and our Property Managers Jason & Mutsuki were very kind and provided excellent service"

-Yogeeta Chand



*Data /Source:- Google Reviews or email feedback directly

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