

Hamilton MARKET TRENDS

Rental Report 2nd Quarter 2024

1 April - 30 June 2024

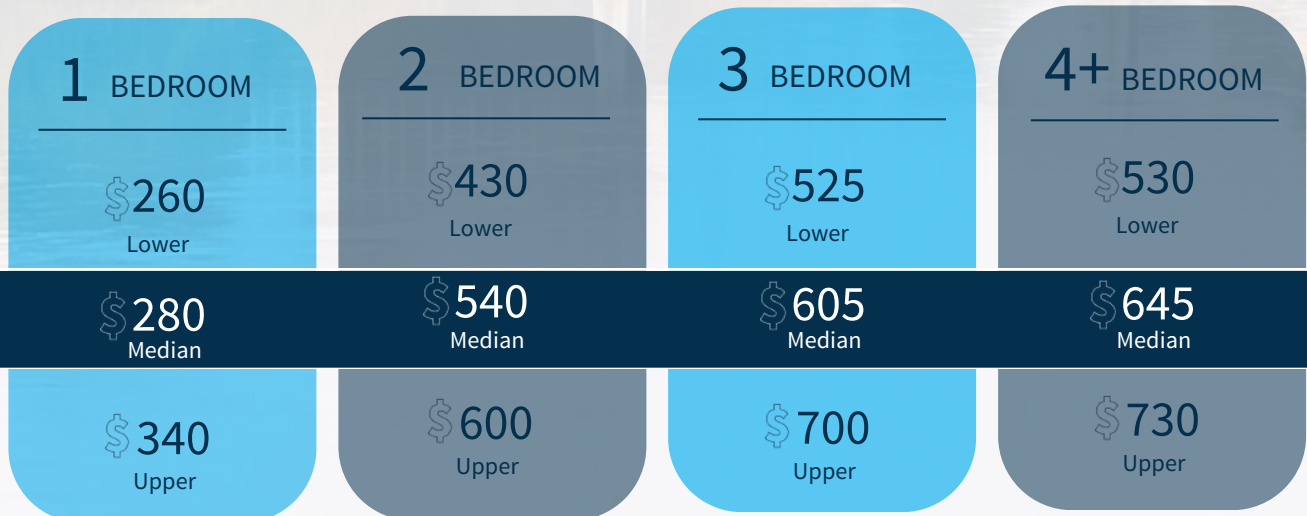
This quarter we have seen an increase in the number of properties advertised for rent with property enquiry slowing slightly. As we enter into the winter quarter it is normal for properties to take longer to rent as people tend to not like moving in winter unless another need necessitates it.

There has been an increase in the number of owners putting their property on the market as the cost of living, high interest rates and restrictive landlord rules start to take its toll. But it's not all doom and gloom good times are coming.

Rents still remain strong and we are seeing interest rates start to drop. Changes to the Residential Tenancies Act are coming reversing some of the rule changes the last government made.

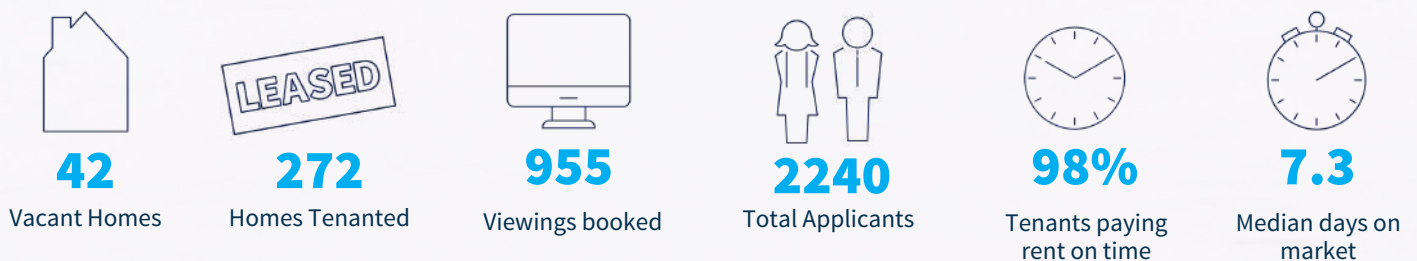
Join us at our upcoming Investor Information night to find out more. -Melanie Rouse (Managing Director)

Latest Rental Prices Range



*Data /Source:- Palace - current available properties with Harcourts Hamilton Rentals as at 16.07.24

Harcourts Hamilton Rentals Office Data



Harcourts
Hamilton Rentals



**HARCOURTS HAMILTON
PROPERTY MANAGEMENT**
P.O. Box 7007, Hamilton East, Hamilton 3247
Shop B G01/1 Village Quarter Lane
Frankton, Hamilton 3204
P (07) 834 0980
reception@hamiltonrentals.co.nz

Hamilton MARKET TRENDS

Rental Report 2nd Quarter 2024

1 April - 30 June 2024

What is Tapi and the QR Codes?

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



44.8 %

Tenant requests via
tenant concierge in
June

*Data - Tapi Maintenance Management

1701

QR codes in
properties - Faster
fault reporting



407

Active Listings in Hamilton
Area for July

*Data - Trade Me 16.07.24



54

Suburbs in
Hamilton Area

Did you know?

“With demand high, supply a bit restricted, there’s pressure coming on the stock, vacancy rates are going down and rental growth coming through. That’s what we’re seeing in Auckland, in Hamilton, pretty much right across the country.”

*Data - <https://www.waikatotimes.co.nz/nz-news/350080842>

Investment WORKSHOP Harcourts Hamilton Rentals

Thinking of becoming an Investor?

Thursday
12th September 2024



Join us for an immersive informative evening for landlords and investors.

Gain valuable insights, network with like-minded professionals, and explore new opportunities in the property management sector. Hear from some skilled expert key note speakers.

Feed back/Testimonials



“Harcourts have been our rental agent for four years. Cassandra and Sandy have done a great job of looking after our investment, great advice and insights, as well as looking after our tenants. Thank Team Harcourts!”

- markfnz

“We've been renting through Harcourts for the past four years, and they have been amazing! Samantha and Jason, our property managers, are always quick to fix any problems and are super friendly and professional. We feel really well taken care of and appreciate all their hard work to make our renting experience easy and worry-free. Highly recommend Harcourts to anyone looking for a great real estate company!”

-Jenny Claassen



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

Harcourts
Hamilton Rentals



**HARCOURTS HAMILTON
PROPERTY MANAGEMENT**
P.O. Box 7007, Hamilton East, Hamilton 3247
Shop B G01/1 Village Quarter Lane
Frankton, Hamilton 3204
P (07) 834 0980
reception@hamiltonrentals.co.nz