



**REIT**

REAL ESTATE INSTITUTE  
OF TASMANIA

MUNICIPALITY REPORT  
for  
**GEORGE TOWN**

While REIT has full confidence in its figures, no warranty, no guarantee, or holding out, either expressed or implied is given and persons or companies who pursue financial investment or otherwise who act on the basis of this data do so at their own risk.

# REIT Statistics - Municipality Report

## GEORGE TOWN

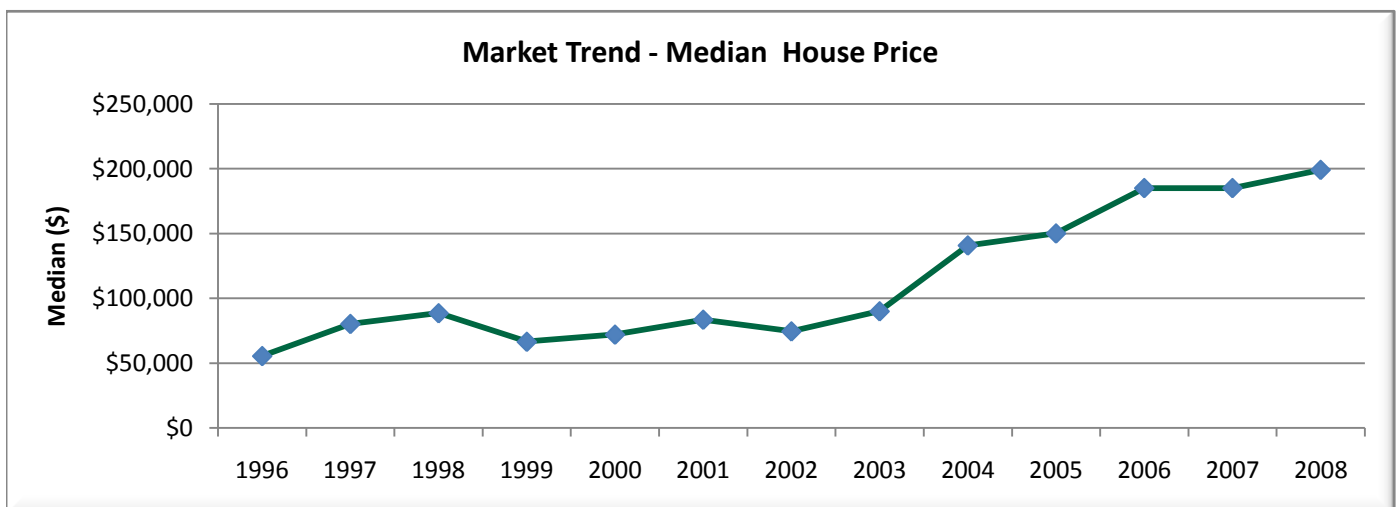


### HOUSES

#### Statistical Information - 2008

Sales:	<b>67</b>	Percentage Change	
Median:	<b>\$199,000</b>	last year:	<b>7.6%</b>
Lower Quartile:	<b>\$167,750</b>	2 years prior:	<b>7.6%</b>
Upper Quartile:	<b>\$258,500</b>	5 years prior:	<b>121.1%</b>
Median Days on Market:	<b>82</b>	10 years prior:	<b>124.9%</b>

Year	Sales	Median	Quartile		Days on Market
			Lower	Upper	
1996	28	\$55,500	\$36,250	\$83,250	124
1997	26	\$80,250	\$51,875	\$98,375	54
1998	26	\$88,500	\$58,000	\$124,750	50
1999	38	\$66,500	\$47,500	\$95,000	105
2000	35	\$72,000	\$45,000	\$107,000	99
2001	38	\$83,500	\$49,500	\$115,000	91
2002	47	\$74,500	\$55,000	\$113,250	81.5
2003	103	\$90,000	\$78,500	\$114,678	28
2004	44	\$140,750	\$110,625	\$221,250	58
2005	49	\$150,000	\$125,000	\$200,000	36
2006	82	\$185,000	\$147,500	\$270,625	62
2007	95	\$185,000	\$163,500	\$253,500	41
2008	67	\$199,000	\$167,750	\$258,500	82



While REIT has full confidence in its figures, no warranty, no guarantee, or holding out, either expressed or implied is given and persons or companies who perseue financial investment or otherwise who act on the basis of this data do so at their own risk.

# REIT Statistics - Municipality Report

## GEORGE TOWN



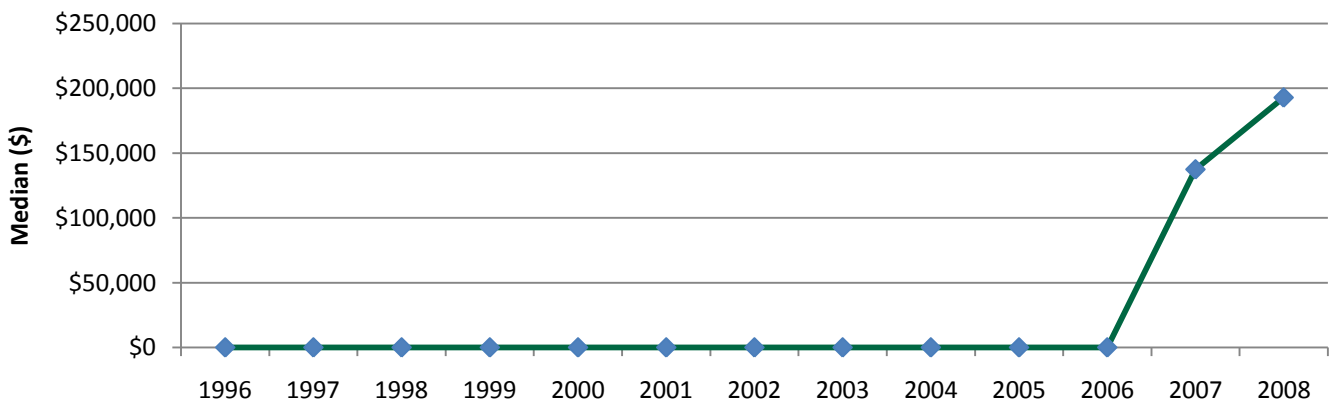
### OTHER DWELLINGS

#### Statistical Information - 2008

Sales:	<b>1</b>	Percentage Change	
Median:	<b>\$193,000</b>	last year:	<b>40.4%</b>
Lower Quartile:	<b>\$193,000</b>	2 years prior:	<b>NA</b>
Upper Quartile:	<b>\$193,000</b>	5 years prior:	<b>NA</b>
Median Days on Market:	<b>19</b>	10 years prior:	<b>NA</b>

Year	Sales	Median	Quartile		Days on Market
			Lower	Upper	
1996	NA	NA	NA	NA	NA
1997	NA	NA	NA	NA	NA
1998	NA	NA	NA	NA	NA
1999	NA	NA	NA	NA	NA
2000	NA	NA	NA	NA	NA
2001	NA	NA	NA	NA	NA
2002	NA	NA	NA	NA	NA
2003	NA	NA	NA	NA	NA
2004	NA	NA	NA	NA	NA
2005	NA	NA	NA	NA	NA
2006	NA	NA	NA	NA	NA
2007	2	\$137,500	\$96,250	\$178,750	68
2008	1	\$193,000	\$193,000	\$193,000	19

Market Trend - Median Other Dwellings Price



While REIT has full confidence in its figures, no warranty, no guarantee, or holding out, either expressed or implied is given and persons or companies who pursue financial investment or otherwise who act on the basis of this data do so at their own risk.

# REIT Statistics - Municipality Report

## GEORGE TOWN



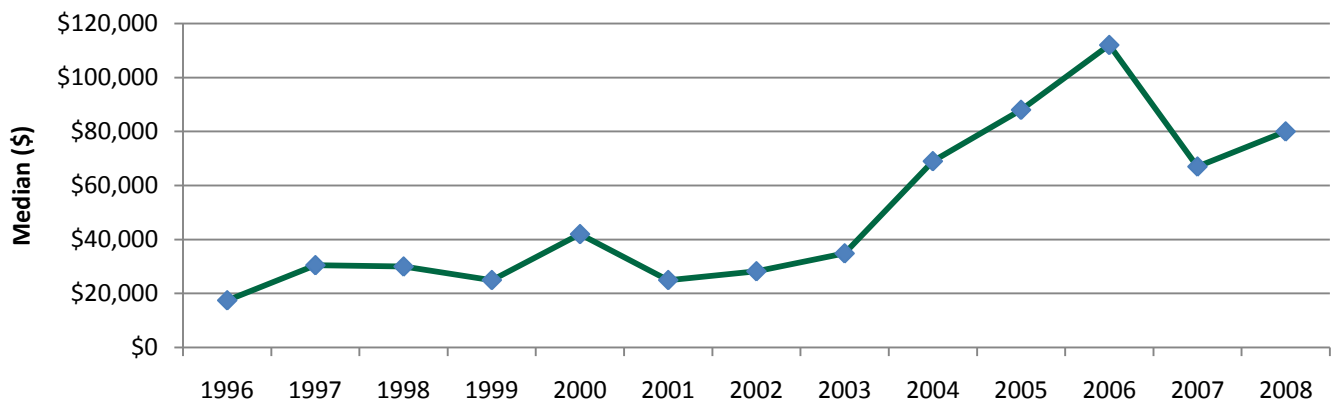
### LAND

#### Statistical Information - 2008

Sales:	<b>38</b>	<b>Percentage Change</b>	
Median:	<b>\$80,000</b>	last year:	<b>19.4%</b>
Lower Quartile:	<b>\$77,125</b>	2 years prior:	<b>-28.6%</b>
Upper Quartile:	<b>\$94,500</b>	5 years prior:	<b>129.4%</b>
Median Days on Market:	<b>136</b>	10 years prior:	<b>166.7%</b>

Year	Sales	Median	Quartile		Days on Market
			Lower	Upper	
1996	13	\$17,500	\$12,000	\$25,000	75
1997	6	\$30,500	\$18,500	\$35,188	30
1998	14	\$30,000	\$25,250	\$44,750	101.5
1999	5	\$25,000	\$20,000	\$25,000	108.5
2000	7	\$42,000	\$31,750	\$51,750	61
2001	4	\$25,000	\$20,750	\$26,375	110
2002	18	\$28,250	\$13,375	\$35,500	243.5
2003	30	\$34,875	\$27,750	\$51,000	52.5
2004	24	\$69,000	\$45,000	\$95,000	40
2005	19	\$88,000	\$62,750	\$210,000	31
2006	37	\$112,000	\$75,000	\$200,000	93
2007	27	\$67,000	\$57,500	\$113,500	77
2008	38	\$80,000	\$77,125	\$94,500	136

Market Trend - Median Land Price



While REIT has full confidence in its figures, no warranty, no guarantee, or holding out, either expressed or implied is given and persons or companies who perseue financial investment or otherwise who act on the basis of this data do so at their own risk.



**REIT**

REAL ESTATE INSTITUTE  
OF TASMANIA

INDIVIDUAL SUBURB / TOWN  
WITHIN THE GEORGE TOWN MUNICIPALITY  
  
MEDIAN HOUSE PRICES

While REIT has full confidence in its figures, no warranty, no guarantee, or holding out, either expressed or implied is given and persons or companies who pursue financial investment or otherwise who act on the basis of this data do so at their own risk.

# REIT Statistics - Municipality Report

## HOUSES

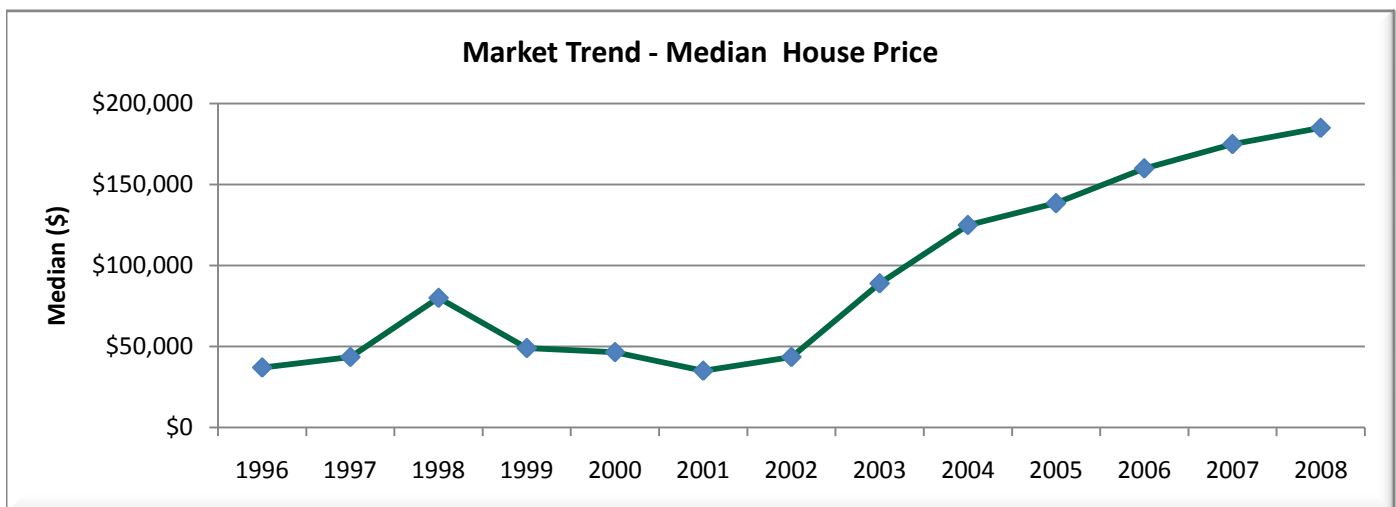


### GEORGE TOWN

#### Statistical Information - 2008

Sales:	<b>39</b>	Percentage Change	
Median:	<b>\$185,000</b>	last year:	<b>5.7%</b>
Lower Quartile:	<b>\$157,000</b>	2 years prior:	<b>15.6%</b>
Upper Quartile:	<b>\$237,500</b>	5 years prior:	<b>107.9%</b>
Median Days on Market:	<b>72</b>	10 years prior:	<b>131.3%</b>

Year	Sales	Median	Quartile		Days on Market
			Lower	Upper	
1996	15	\$37,000	\$32,500	\$47,750	136
1997	5	\$43,500	\$43,500	\$53,000	20
1998	7	\$80,000	\$56,500	\$88,500	78
1999	15	\$49,000	\$37,000	\$80,000	83
2000	19	\$46,500	\$36,750	\$80,000	113
2001	5	\$35,000	\$32,000	\$37,500	117
2002	14	\$43,500	\$38,000	\$59,625	114
2003	71	\$89,000	\$75,000	\$107,528	27
2004	26	\$125,000	\$98,250	\$144,375	61
2005	32	\$138,500	\$125,000	\$152,000	30.5
2006	47	\$160,000	\$142,250	\$206,000	62
2007	74	\$175,000	\$159,250	\$215,000	32
2008	39	\$185,000	\$157,000	\$237,500	72



While REIT has full confidence in its figures, no warranty, no guarantee, or holding out, either expressed or implied is given and persons or companies who pursue financial investment or otherwise who act on the basis of this data do so at their own risk.

# REIT Statistics - Municipality Report

## HOUSES



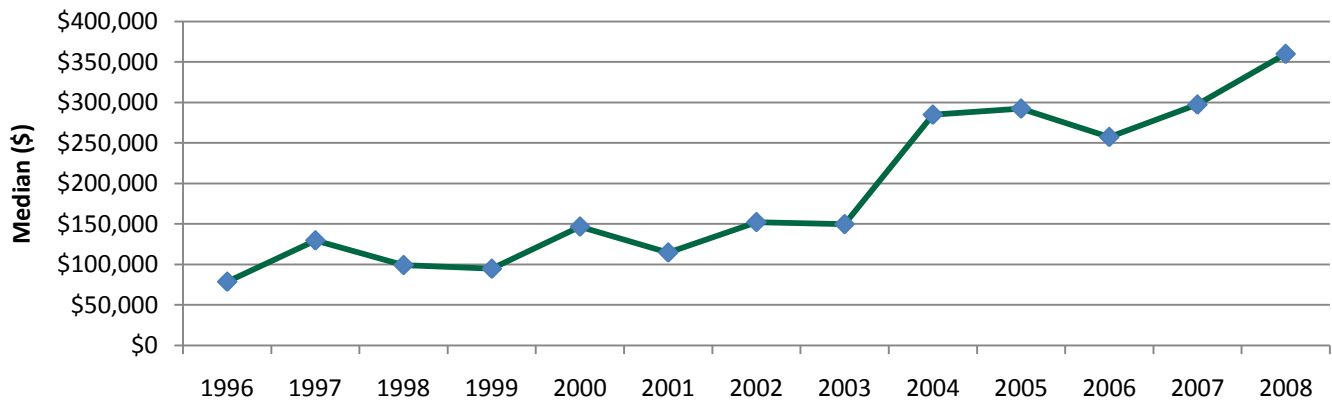
# HILLWOOD

### Statistical Information - 2008

Sales:	<b>5</b>	<b>Percentage Change</b>	
Median:	<b>\$360,000</b>	last year:	<b>21.0%</b>
Lower Quartile:	<b>\$305,000</b>	2 years prior:	<b>39.8%</b>
Upper Quartile:	<b>\$420,000</b>	5 years prior:	<b>140.0%</b>
Median Days on Market:	<b>95</b>	10 years prior:	<b>261.8%</b>

Year	Sales	Median	Quartile		Days on Market
			Lower	Upper	
1996	3	\$79,000	\$71,500	\$102,000	10
1997	7	\$130,000	\$81,500	\$146,250	43
1998	5	\$99,500	\$95,000	\$129,000	40
1999	4	\$95,000	\$62,500	\$133,000	100
2000	6	\$147,000	\$123,000	\$164,250	104.5
2001	13	\$115,000	\$97,500	\$135,000	46
2002	8	\$152,500	\$117,500	\$175,000	43
2003	11	\$150,000	\$94,950	\$234,000	31
2004	5	\$285,000	\$225,000	\$300,000	46
2005	6	\$292,500	\$269,250	\$315,000	31.5
2006	4	\$257,500	\$180,000	\$352,500	105
2007	6	\$297,500	\$257,500	\$348,750	59.5
2008	5	\$360,000	\$305,000	\$420,000	95

### Market Trend - Median House Price



While REIT has full confidence in its figures, no warranty, no guarantee, or holding out, either expressed or implied is given and persons or companies who pursue financial investment or otherwise who act on the basis of this data do so at their own risk.