



REIT

REAL ESTATE INSTITUTE
OF TASMANIA

MUNICIPALITY REPORT

for

WEST COAST

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

WEST COAST



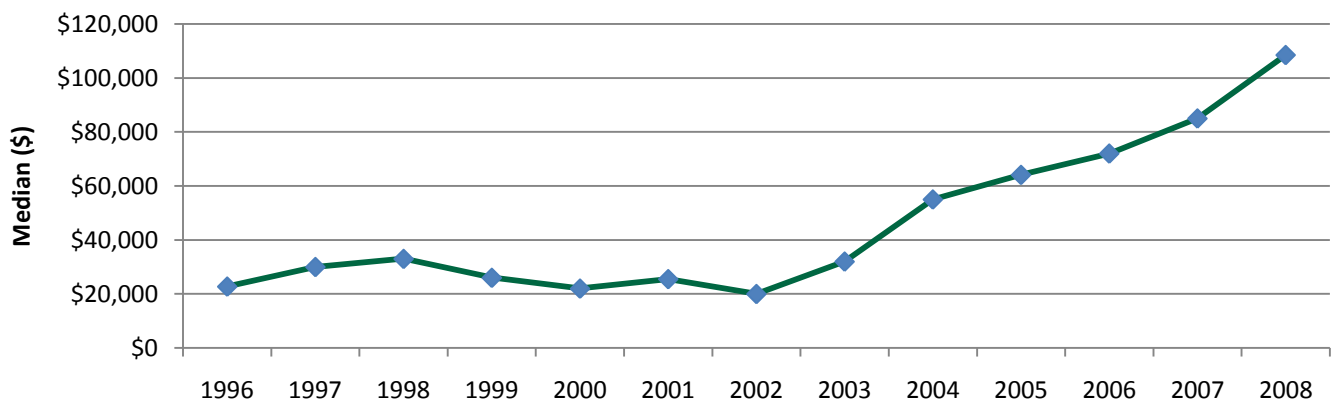
HOUSES

Statistical Information - 2008

Sales:	14	Percentage Change	
Median:	\$108,500	last year:	27.6%
Lower Quartile:	\$87,875	2 years prior:	50.7%
Upper Quartile:	\$161,250	5 years prior:	239.1%
Median Days on Market:	156	10 years prior:	228.8%

Year	Sales	Median	Quartile		Days on Market
			Lower	Upper	
1996	28	\$22,750	\$15,250	\$31,500	43
1997	27	\$30,000	\$24,250	\$36,000	66
1998	20	\$33,000	\$24,000	\$40,125	59
1999	35	\$26,000	\$16,500	\$33,500	160
2000	31	\$22,000	\$15,000	\$40,000	110
2001	22	\$25,500	\$18,500	\$34,500	NA
2002	98	\$20,000	\$14,000	\$30,000	94
2003	203	\$32,000	\$19,500	\$48,250	33
2004	164	\$55,000	\$37,750	\$69,000	34
2005	98	\$64,100	\$50,000	\$78,000	45
2006	67	\$72,000	\$57,500	\$83,500	48.5
2007	86	\$85,000	\$70,125	\$122,750	75
2008	14	\$108,500	\$87,875	\$161,250	156

Market Trend - Median House Price



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REIT Statistics - Municipality Report

WEST COAST



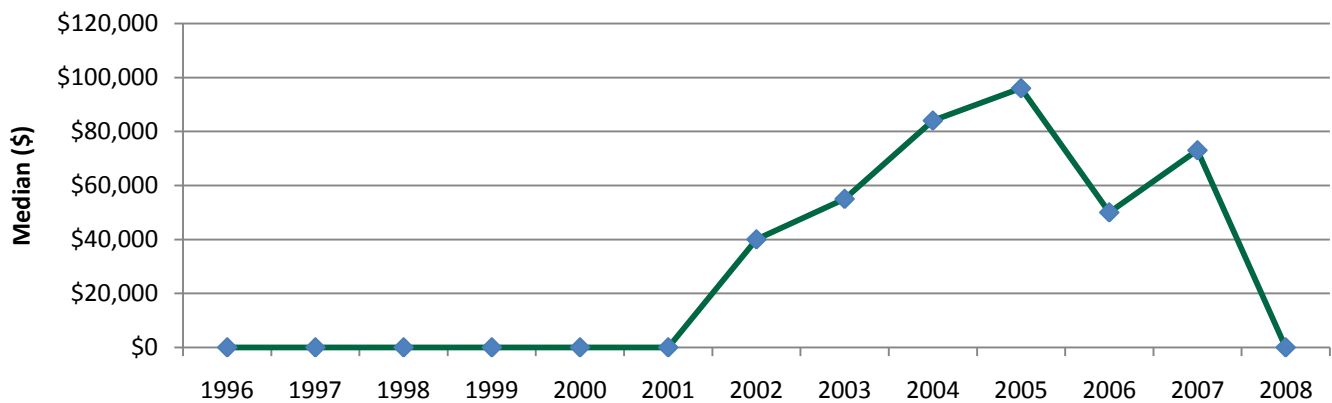
OTHER DWELLINGS

Statistical Information - 2008

Sales:	NA	Percentage Change	
Median:	NA	last year:	NA
Lower Quartile:	NA	2 years prior:	NA
Upper Quartile:	NA	5 years prior:	NA
Median Days on Market:	NA	10 years prior:	NA

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	1	\$40,000	\$40,000	\$40,000	755
2003	4	\$55,000	\$45,250	\$55,000	37
2004	3	\$84,000	\$64,500	\$87,000	NA
2005	6	\$96,000	\$52,500	\$180,000	NA
2006	3	\$50,000	\$26,500	\$58,750	NA
2007	4	\$73,000	\$26,250	\$116,000	NA
2008	NA	NA	NA	NA	NA

Market Trend - Median Other Dwellings Price



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REIT Statistics - Municipality Report

WEST COAST

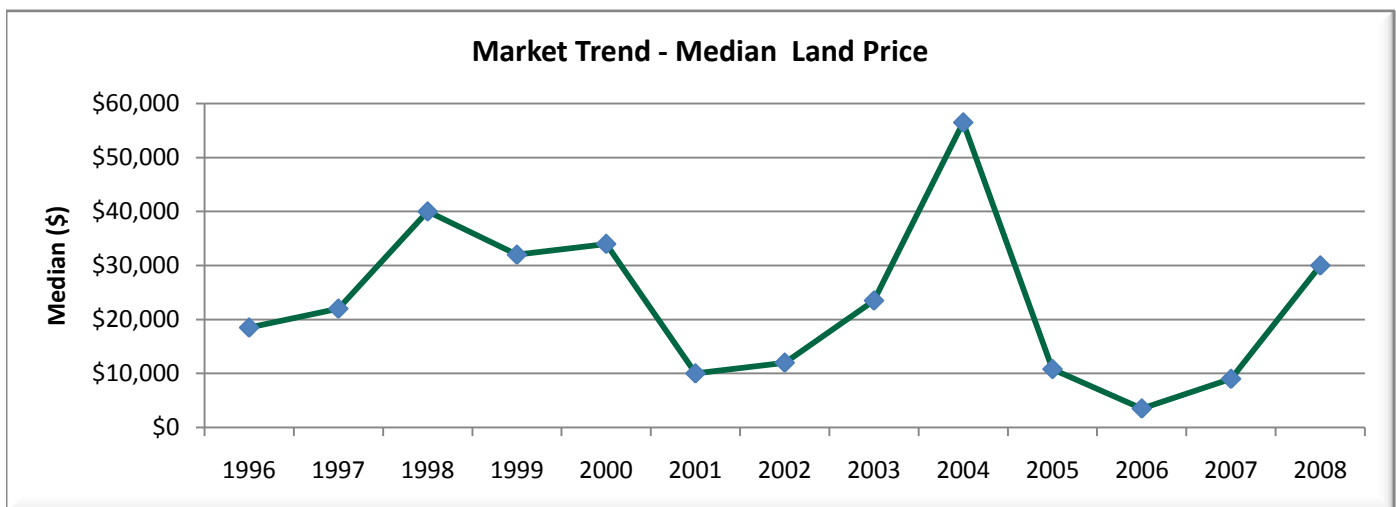


LAND

Statistical Information - 2008

Sales:	3	Percentage Change
Median:	\$30,000	last year: 233.3%
Lower Quartile:	\$24,000	2 years prior: 757.1%
Upper Quartile:	\$30,000	5 years prior: 27.7%
Median Days on Market:	35	10 years prior: -25.0%

Year	Sales	Median	Quartile		Days on Market
			Lower	Upper	
1996	4	\$18,500	\$14,375	\$30,250	231
1997	3	\$22,000	\$13,250	\$28,500	57
1998	1	\$40,000	\$40,000	\$40,000	60
1999	3	\$32,000	\$28,000	\$51,000	46
2000	7	\$34,000	\$18,000	\$225,000	48
2001	1	\$10,000	\$10,000	\$10,000	369
2002	14	\$12,000	\$3,625	\$15,625	267
2003	10	\$23,500	\$5,450	\$39,500	42
2004	14	\$56,500	\$37,500	\$74,500	9
2005	43	\$10,800	\$4,550	\$55,000	67
2006	54	\$3,500	\$2,000	\$6,688	41
2007	81	\$9,000	\$5,500	\$16,000	30
2008	3	\$30,000	\$24,000	\$30,000	35



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REIT

REAL ESTATE INSTITUTE
OF TASMANIA

INDIVIDUAL SUBURB / TOWN
WITHIN THE WEST COAST MUNICIPALITY

MEDIAN HOUSE PRICES

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REIT Statistics - Municipality Report

HOUSES



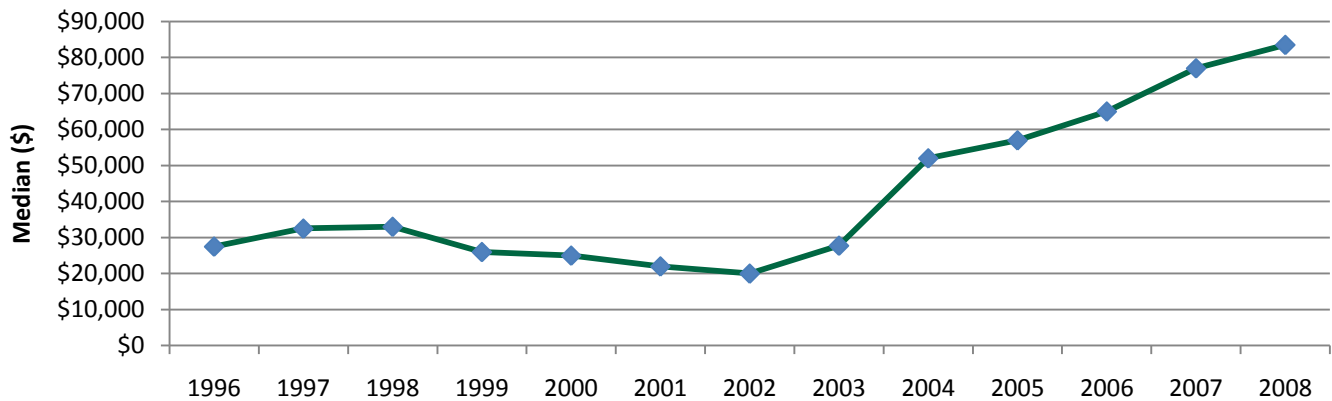
QUEENSTOWN

Statistical Information - 2008

Sales:	4	Percentage Change	
Median:	\$83,500	last year:	8.4%
Lower Quartile:	\$76,500	2 years prior:	28.5%
Upper Quartile:	\$109,250	5 years prior:	200.9%
Median Days on Market:	137	10 years prior:	153.0%

Year	Sales	Median	Quartile		Days on Market
			Lower	Upper	
1996	11	\$27,500	\$15,500	\$37,000	39
1997	8	\$32,500	\$29,750	\$36,000	82
1998	6	\$33,000	\$28,875	\$35,250	119
1999	20	\$26,000	\$20,875	\$31,000	260
2000	13	\$25,000	\$19,500	\$36,000	239
2001	9	\$22,000	\$16,000	\$31,000	NA
2002	29	\$20,000	\$14,000	\$25,000	231.5
2003	84	\$27,750	\$17,000	\$45,000	22
2004	73	\$52,000	\$29,000	\$65,000	31.5
2005	42	\$57,000	\$40,750	\$75,000	45.5
2006	35	\$65,000	\$47,000	\$78,250	64.5
2007	28	\$77,000	\$70,375	\$89,250	55.5
2008	4	\$83,500	\$76,500	\$109,250	137

Market Trend - Median House Price



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REIT Statistics - Municipality Report

HOUSES

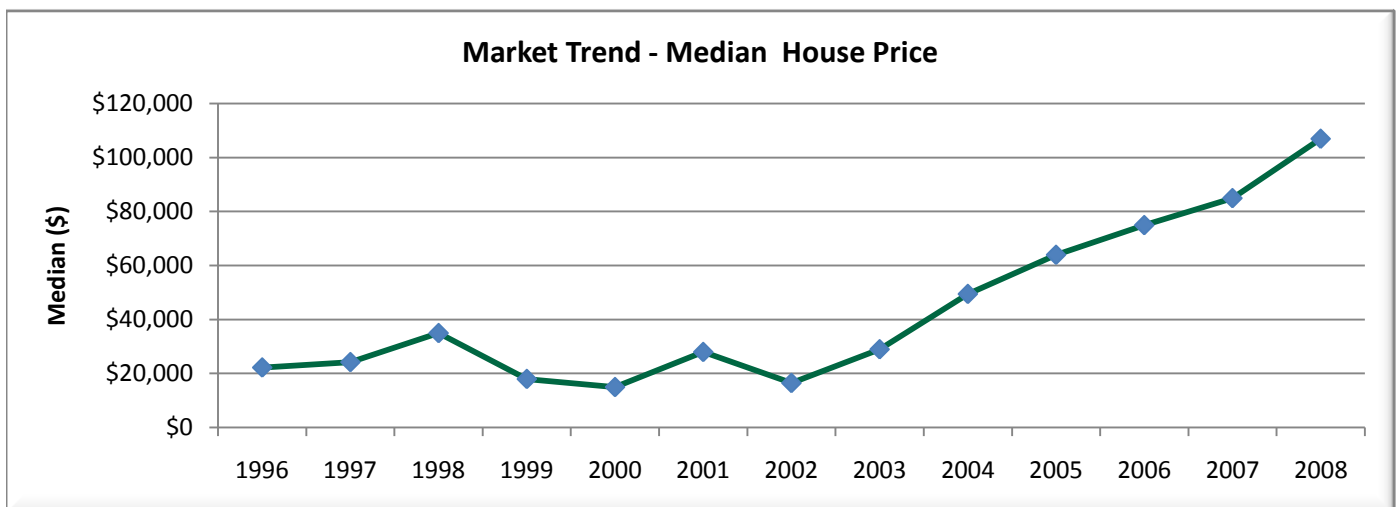


ROSEBERY

Statistical Information - 2008

Sales:	7	Percentage Change	
Median:	\$107,000	last year:	25.9%
Lower Quartile:	\$96,250	2 years prior:	42.7%
Upper Quartile:	\$120,000	5 years prior:	269.0%
Median Days on Market:	91.5	10 years prior:	205.7%

Year	Sales	Median	Quartile		Days on Market
			Lower	Upper	
1996	10	\$22,250	\$13,875	\$24,500	90.5
1997	8	\$24,250	\$15,938	\$25,188	30
1998	4	\$35,000	\$32,500	\$37,875	30.5
1999	9	\$18,000	\$13,000	\$27,500	96
2000	7	\$15,000	\$12,000	\$15,500	115
2001	10	\$28,000	\$23,500	\$34,250	NA
2002	40	\$16,500	\$12,000	\$22,375	42
2003	57	\$29,000	\$19,500	\$38,000	30
2004	58	\$49,500	\$39,000	\$64,625	34
2005	35	\$64,000	\$50,000	\$72,500	34
2006	17	\$75,000	\$62,000	\$85,000	19
2007	29	\$85,000	\$74,000	\$117,000	86
2008	7	\$107,000	\$96,250	\$120,000	91.5



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REIT Statistics - Municipality Report

HOUSES

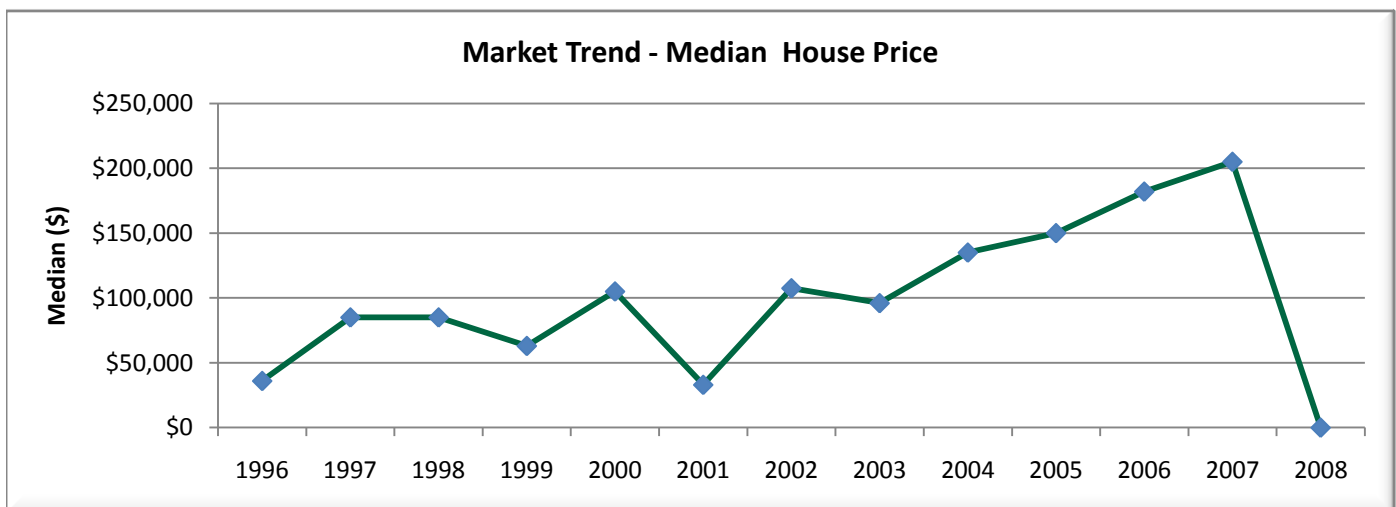


STRAHAN

Statistical Information - 2008

Sales:	NA	Percentage Change	
Median:	NA	last year:	NA
Lower Quartile:	NA	2 years prior:	NA
Upper Quartile:	NA	5 years prior:	NA
Median Days on Market:	NA	10 years prior:	NA

Year	Sales	Median	Quartile		Days on Market
			Lower	Upper	
1996	1	\$36,000	\$36,000	\$36,000	25
1997	5	\$85,000	\$64,000	\$115,000	341
1998	4	\$85,000	\$84,750	\$91,250	168.5
1999	5	\$63,000	\$50,000	\$110,000	91
2000	5	\$105,000	\$98,000	\$115,000	50.5
2001	1	\$33,000	\$33,000	\$33,000	NA
2002	10	\$107,500	\$49,750	\$129,000	119.5
2003	20	\$96,000	\$67,000	\$131,250	216
2004	11	\$135,000	\$93,000	\$182,500	NA
2005	5	\$150,000	\$120,000	\$285,000	51.5
2006	6	\$182,000	\$112,500	\$199,750	63
2007	6	\$205,000	\$83,250	\$338,750	75
2008	NA	NA	NA	NA	NA



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REIT Statistics - Municipality Report

HOUSES

ZEEHAN

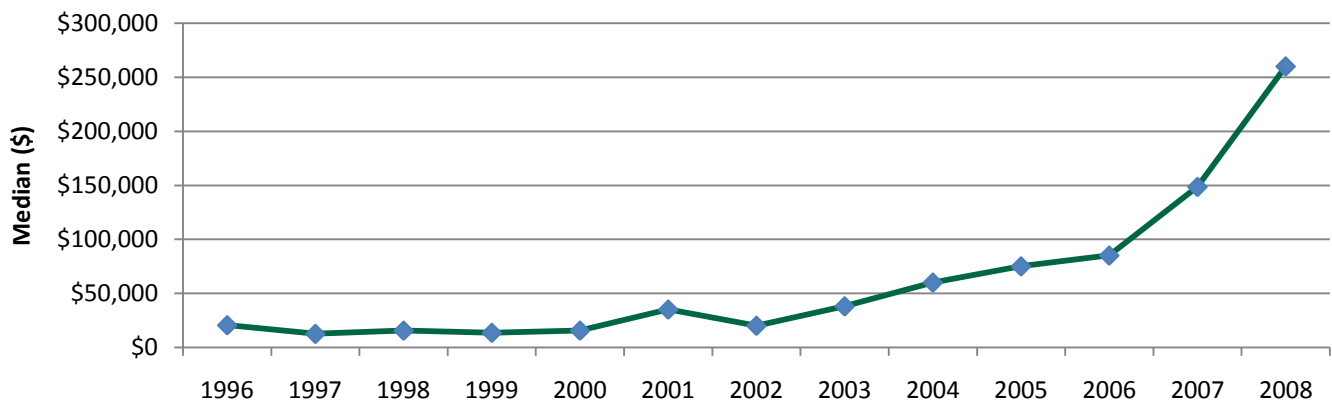


Statistical Information - 2008

Sales:	3	Percentage Change	
Median:	\$260,000	last year:	75.1%
Lower Quartile:	\$251,000	2 years prior:	205.9%
Upper Quartile:	\$305,000	5 years prior:	584.2%
Median Days on Market:	206	10 years prior:	1577.4%

Year	Sales	Median	Quartile		Days on Market
			Lower	Upper	
1996	4	\$20,500	\$16,750	\$22,875	43
1997	1	\$12,500	\$12,500	\$12,500	65
1998	4	\$15,500	\$15,000	\$16,000	34
1999	1	\$13,500	\$13,500	\$13,500	193
2000	4	\$15,500	\$14,375	\$16,000	71
2001	1	\$35,000	\$35,000	\$35,000	NA
2002	11	\$20,000	\$17,500	\$26,500	37
2003	35	\$38,000	\$24,500	\$50,000	38
2004	17	\$60,000	\$50,000	\$70,000	33
2005	16	\$75,000	\$64,250	\$78,000	65
2006	7	\$85,000	\$69,500	\$112,500	41
2007	16	\$148,500	\$103,750	\$183,500	92
2008	3	\$260,000	\$251,000	\$305,000	206

Market Trend - Median House Price



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