

Economic Indicators | New Zealand

Issue 7: 31 December 2021

Turley & Co collated economic indicators for New Zealand and Hawke's Bay for metrics pre-COVID-19 and the latest. Refer to our website for **Hawke's Bay** indicators and updates www.turley.co.nz/indicators.

New Zealand Indicators[®]

Indicator	Metric Pre COVID	Date	Metric Latest	Date	Change Period (mths)	Change	Change Ratio	Shift	Source	Notes
People & Population										
Population Est.	4,966,600	Dec-19	5,127,200	Dec-21	20	159,700	3.2%	↑	Stats NZ	Last updated 17 Feb, next update 16 May.
Net Migration Quarter Est. (seasonally adjusted)	19,640	Dec-19	36	Dec-21	20	-17,884	-91.1%	↓	Stats NZ	NZ and non-NZ citizens long-term or permanent migration.
International Visitor Arrivals (seasonally adjusted)	312,610	Dec-19	6,161	Dec-21	24	-306,449	-98.0%	↓	Stats NZ	Monthly overseas visitor short-term travel.
Employment (seasonally adjusted)	67.30%	Dec-19	68.80%	Dec-21	24	1.50 pts	2.2%	↑	Stats NZ	Last updated 2 Feb, next update 4 May.
Unemployment (seasonally adjusted)	4.10%	Dec-19	3.20%	Dec-21	24	-0.90 pts	-22.0%	↓	Stats NZ	Last updated 2 Feb, next update 4 May.
Underutilisation in Labour Market (seasonally adjusted)	10.00%	Dec-19	9.20%	Dec-21	24	-0.80 pts	-8.0%	↓	Stats NZ	Last updated 2 Feb, next update 4 May.
Rates & Yields										
CPI (inflation annual change)	1.90%	Dec-19	5.90%	Dec-21	24	4.00 pts	210.5%	↑	Stats NZ	Last updated 27 Jan, next update 21 Apr.
OCR	1.00%	Nov-19	0.75%	Nov-21	24	-0.25 pts	-25.0%	↓	RBNZ	As at 13 Nov 19 and 24 Nov 21.
5-Year Govt Bonds (at last day of mth)	1.65%	Dec-19	2.19%	Dec-21	24	0.54 pts	32.7%	↑	Interest	As at 31 Dec 19 and 31 Dec 21.
Floating Mortgage	5.45%	Dec-19	4.91%	Dec-21	24	-0.54 pts	-9.9%	↓	RBNZ	Average % end of month.
Prime Investment Property Cap Rates (decrease positive)	4.0% to 6.0%	Dec-19	3.5% to 5.5%	Dec-21	24	0.50 pts or greater		↓	Turley & Co	High calibre bldg & tenant, 10+ yrs lease.
Economy Other										
Median House Price (seasonally adjusted)	\$629,000	Dec-19	\$905,000	Dec-21	24	\$276,000	43.9%	↑	REINZ	Published monthly.
Producers Price Index: Construction Output ¹	1,300	Dec-19	1,436	Dec-21	21	97.00 pts	7.5%	↑	Stats NZ	Updated quarterly.
Consumer Confidence (pts)	109.9	Dec-19	99.1	Dec-21	24	-10.80 pts	-9.8%	↓	Westpac	Updated quarterly.
Business Confidence	-13.20%	Dec-19	-23.20%	Dec-21	24	-10.10 pts	-76.5%	↓	Trading Economics	Updated monthly.
Terms of Trade	1.90%	Dec-19	0.70%	Dec-21	24	-1.20 pts	-63.2%	↓	Trading Economics	Updated quarterly.

Continued overleaf ...

Indicator	Metric Pre COVID	Date	Metric Latest	Date	Change Period (mths)	Change	Change Ratio	Shift	Source	Notes
Economy Other <i>continued</i> ...										
GDP (Quarterly Growth)	0.50%	Dec-19	3.00%	Dec-21	24	2.50 pts	500%	↑	Stats NZ	Last updated 17 Mar, next update 16 Jun.
GDP (NZD billion)	\$300	Jun-19	\$350	Dec-21	30	\$50 b	16.7%	↑	Stats NZ	Last updated 17 Mar, next update 16 Jun.
Govt Spending (NZD million)	\$12,445	Jan-20	\$15,035	Dec-21	23	\$2,590 m	20.8%	↑	Trading Economics	Updated quarterly.
Govt Net Debt (NZD million)	\$57,736	Jun-19	\$102,080	Jun-21	23	\$44,344 m	76.8%	↑	Trading Economics	Updated annually.
Govt Net Debt: GDP	19.00%	Jun-19	30.10%	Jun-21	23	11.10 pts	58.4%	↑	Trading Economics	Updated annually.
Household Debt: Income	162.80%	Oct-19	165.60%	Jan-21	15	2.80 pts	1.7%	↑	Trading Economics	Updated quarterly.
Household Debt: GDP	93.80%	Oct-19	97.60%	Jul-21	21	3.80 pts	4.1%	↑	Trading Economics	Updated quarterly.

Points refers to percentage points v. basis points.

¹ Measures changes in prices received by producers for the outputs they produce. It includes both new construction and the cost of ongoing maintenance and services.

More Information by Us

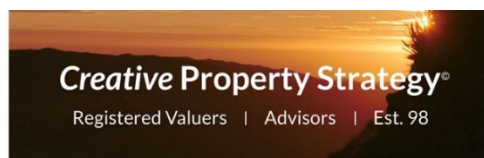
- Turley & Co news and reports www.turley.co.nz/news-2/current
- Economic Indicators HB and NZ www.turley.co.nz/indicators
- Press www.turley.co.nz/press/latest
- Articles www.turley.co.nz/articles



Follow Turley & Co on LinkedIn www.linkedin.com/company/tcl-turley-co-ltd

Contact us www.turley.co.nz/tcl-people/our-people for commercial-industrial property and development land information, and other metrics (rents, yields, land values transactions, etc), property strategy and valuation advisory.

Our People www.turley.co.nz/tcl-people/our-people



Tim Whittaker Te Mata Peak Millennium Sunrise

Hawke's Bay-based premium quality valuation and *creative property strategy*®. Leading \$0.5b acquisitions-disposals NZ-wide for 24-years. Valuation litigation and commercial property specialist. Development and public land specialist. Property economy analysts and commentators. Turley & Co press page turley.co.nz/press/latest

The information in this publication is provided for general information purposes only and is a summary based on selective information which may not be complete for your purpose. To the extent that any information or recommendations in this publication constitute financial or property advice, they do not consider any person's particular financial or property situation or goals. Turley & Co recommends that you seek advice specific to your circumstances from your financial advisor and independent property advisor. The contents of this publication are not for reliance. Projections may not hold and may be incorrect. Neither Turley & Co nor any person involved in this publication accepts any liability for any loss or damage whatsoever that may directly or indirectly result from any advice, opinion, information, representation or omission, whether negligent or otherwise, contained in this publication. Contact Turley & Co for Registered Valuer and Registered Property Consultant property assistance and advisory.