

COUNTRY PROPERTY MARKET



TABLE 15

TABLELANDS GRAZING

Land value for typical property.
(S = Sheep)

| LOCALITY | AREA (Ha) | CARRYING CAPACITY DRY SHEEP EQUIVALENT | 1996 (\$) | 2006 (\$) | 2007 (\$) | 2008 (\$) | 2009 (\$) | 2010 (\$) | 2011 (\$) | % CHANGE 10-11 |
|---------------------------------------|--------------|---|----------------|------------------|------------------|------------------|------------------|------------------|------------------|----------------------|
| BATHURST | 683 | 3,100.S | 1,000,000 | 2,200,000 | 2,200,000 | 2,090,000 | 2,330,000 | 2,330,000 | 2,330,000 | 0% |
| BOOROWA | 302 | 1,700.S | 240,000 | 546,000 | 546,000 | 546,000 | 546,000 | 546,000 | 546,000 | 0% |
| COOLAH | 639 | 2,500.S | 192,000 | 552,000 | 552,000 | 575,000 | 575,000 | 830,000 | 830,000 | 0% |
| COOMA | 842 | 2,500.S | 435,000 | 557,000 | 611,000 | 623,000 | 592,000 | 611,000 | 611,000 | 0% |
| CROOKWELL | 325 | 2,400.S | 486,000 | 1,000,000 | 1,000,000 | 1,000,000 | 1,000,000 | 1,000,000 | 1,000,000 | 0% |
| GUYRA | 644 | 8,000.S | 745,000 | 2,320,000 | 2,320,000 | 3,230,000 | 2,980,000 | 3,120,000 | 2,960,000 | -5% |
| MUDGEES | 943 | 3,200.S | 350,000 | 910,000 | 910,000 | 710,000 | 781,000 | 781,000 | 927,000 | 19% |
| OBERON | 191 | 2,400.S | 385,000 | 844,000 | 844,000 | 759,000 | 649,000 | 649,000 | 649,000 | 0% |
| ORANGE | 238 | 3,000.S | 385,000 | 1,350,000 | 1,350,000 | 1,350,000 | 1,350,000 | 1,290,000 | 1,290,000 | 0% |
| TENTERFIELD | 372 | | 260,000 | 477,000 | 855,000 | 1,020,000 | 1,180,000 | 997,000 | 997,000 | 0% |
| TUMBARUMBA | 362 | 2,900.S | 535,000 | 1,380,000 | 1,380,000 | 1,380,000 | 1,380,000 | 1,450,000 | 990,000 | -32% |
| TUMUT | 928 | | 1,030,000 | 2,750,000 | 3,030,000 | 3,030,000 | 3,030,000 | 3,030,000 | 2,820,000 | -7% |
| WALCHA | 613 | | 695,000 | 1,650,000 | 2,070,000 | 2,070,000 | 2,320,000 | 2,090,000 | 2,090,000 | 0% |
| YASS | 960 | 7,000.S | 1,330,000 | 2,500,000 | 3,000,000 | 3,000,000 | 2,680,000 | 2,680,000 | 2,730,000 | 2% |
| Average | | | 576,286 | 1,359,714 | 1,476,286 | 1,527,357 | 1,528,071 | 1,528,857 | 1,483,571 | |
| % Variation Over Previous Year | | | | -1% | 9% | 3% | 0% | 0% | -3% | |
| Index (1996=100) | | | 100 | 236 | 256 | 265 | 265 | 265 | 257 | |