

HD **Chinese** fancy our **property**

WC 343 words

PD 5 April 2014

SN The Northern Star

SC APNNOS

ED Main

PG 9

LA English

CY Copyright 2014 APN Newspapers Pty Ltd. All Rights Reserved

LP

\$5.93 billion invested in the 2013 financial year

STATISTICS from Australia's Foreign Investment Review **Board** show **China** has become our No.1 source of international buyers, with \$5.93 billion invested in **residential** and **commercial** real **estate** in the 2013 financial year. This includes:

TD

- Money invested by **Chinese** developers on new developments
- Homes **purchased** by **Chinese** families moving here via the normal immigration process or with the help of the Significant Investor Visa Program
- Homes **purchased** by the families of **Chinese** university students studying here under a temporary visa; and
- **Purchases** of newly built or off-the-plan properties for investment, which international **purchasers** living overseas can **buy** relatively freely under FIRB rules

The \$5.93 billion is up 42% on the \$4.19 billion spent by **Chinese** buyers in FY12 145% on the \$2.42 billion in FY10.

Clearly, the **Chinese** love Australian **property** right now for a number of reasons:

- Our economic resilience during the GFC put us in the spotlight on the world stage
- A long-term history of reliable growth in most **property** markets
- Political stability
- Our large resident Asian community
- Our world-class schools and universities (education is highly valued in **Chinese** culture)
- We're in the same business time zone, enabling our new **Chinese** residents to easily commute; and

Back in **China**, investors are increasingly concerned about a perceived price bubble; an oversupply of new apartments; and the future quality of their food and air supply due to mass industrialisation.

To prevent a bubble burst, the **Chinese** government restricted investment and this has led to many newly wealthy middle-class **Chinese** buyers looking for opportunities in other countries like ours.

Add to this the relatively new Significant Investor Visa, which has been a major hit with wealthy **Chinese** families who can invest \$5 million in approved assets to gain expedited residency and therefore the opportunity to invest in as much new or established real **estate** as they want.

NS gcat : Political/General News

RE china : China | nswals : New South Wales | apacz : Asia Pacific | asiaz : Asia | ausnz :
Australia/Oceania | austr : Australia | bric : BRIC Countries | chinaz : Greater China | devgcoz :
Emerging Market Countries | dvpcoz : Developing Economies | easiaz : Eastern Asia

PUB APN Newspapers Pty Ltd

AN Document APNNOS0020140402ea45000b6