



Northland Property Investors Community

Going above and beyond to encourage, educate and provide networking opportunities to see Northland Property Investors succeed.



April Event

Wednesday, 24th April at 7.00pm

**Hatea Room
Distinction Hotel
9 Riverside Drive
Whangarei**

Don't forget to bring your membership card to our meetings as it facilitates quicker registration and helps us all get to know who's who.



Featuring.....

Daryl Fisher

NZPIF Northern Area

Representative


Ex president NZPIF

Highly successful Waikato Based
Property Investor

Daryl Fisher and his wife Laurel have been building their residential rental property portfolio since 1995. After spending 2 years studying the property market and what makes it tick, Daryl developed his own basic formula and really increased the number of properties they have purchased. This formula kept them well protected particularly through the global financial crises and the perils of the Labour Government. Through this time, Daryl was both a regional representative and President of the New Zealand Property Investors Federation for 4 years.

Daryl has been working with many seasoned property investors for over 29 years and has put a lot of this knowledge and experience into seminars all over New Zealand. Daryl is a well-respected professional property investor who keeps his knowledge current by being in the market place every day, and is currently a life member of the Waikato Property Investors Assoc.

Contact: darylfisherproperty@gmail.com



What's Next?

May 29th, 2024

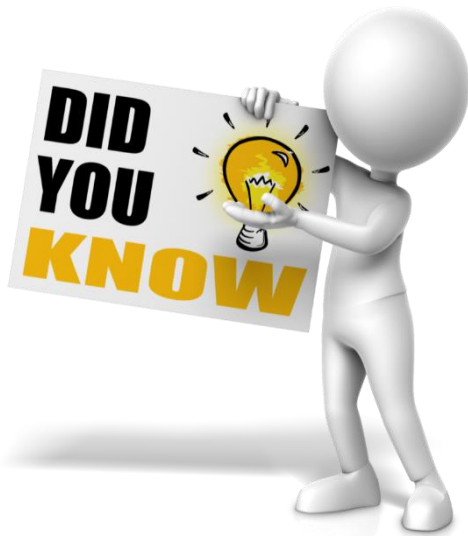
David Whitburn

Highly successful property investor and best selling author

June 26th, 2024

Kris Pedersen - Gold Sponsor of Northland Property Investors

Managing Director & Mortgage Adviser, Kris Pedersen Mortgages and Insurance



Invite a Friend

As members, you are welcome to bring a friend, free of charge to any NPIA Members Meeting. They can attend up to 2 meetings before needing to formally join the Association and pay for their membership.

Free Tenancy Advice for NPIA Members

Did you know that members have access to Scotney Williams from [The Tenancy Practice](#) Service for personalised and specific advice!

Invitation to Join a Webinar with Kris Pedersen of Kris Pedersen Mortgages and Insurance, and Cameron Bagrie, Renowned New Zealand Economist

Unfortunately this webinar does clash with our April Monthly Members Meeting but if you register you will be able to watch the webinar later.

To register please click the following link and watch at a later date -

[Webinar Registration](#)


Here's a glimpse of what will be covered:

1. OCR Increases and Inflation Trends: Explore whether recent OCR increases have effectively managed inflation and whether we can anticipate a downward trajectory.
2. Interest Rate Projections: Gain insights into the potential speed at which interest rates may decline, and how this could impact mortgage rates and investment strategies.

3. **Future House Price Trends:** Get a comprehensive outlook on house prices over the next couple of years, empowering you to make informed decisions about your property investments.
4. **Debt-to-Income Rules:** Understand the implications of the introduction of debt-to-income rules on the property market, and how it may shape lending practices and investment opportunities.
5. **Government Policy Changes:** Discover the anticipated shifts in the property market following recent changes in government policies, providing clarity on regulatory impacts and investment strategies.

**Also to be discussed is the following question -
Inflation Shock: Could we have another rate hike?**

A week ago, our Reserve Bank (RBNZ) made the only call they were ever going to and kept the Official Cash Rate (OCR) at 5.5% where it has been since May last year. Accompanying it was almost no comment at all and this at least partially would have been that the most important data update in guiding them as to what they should do with the cash rate was coming in a week after they had to announce their decision.



Tip of the Month!

In the current market conditions in New Zealand, a good tip for property investors is to consider investing in areas with strong population growth and infrastructure development. Look for regions where there's a growing demand for housing due to factors like job opportunities, migration or government investment in transportation and amenities.

Look at what's in our own backyard, what better place to invest than Northland, and no better time than now!

***Thank You to Our
Corporate Sponsors***

We appreciate your ongoing support !



NPIA Gold Sponsors



Award-Winning Mortgage
Advice for First Home Buyers
and Property Investors



**KEITH HAY
HOMES**

**BUILDING
HOUSES
SINCE 1938**

rental experts THE EXPERTS IN PROPERTY MANAGEMENT. We are the Northland property management team that can be counted on to get the job done. The block features the rental experts logo on the left and an aerial view of a residential neighborhood on the right, with a blue arrow graphic pointing from the text towards the houses.

NPIA Silver Sponsors

G.J. Gardner. HOMES



NZPIF Sponsor Highlight



NZPIF has Partnered with McKeown Petroleum so that our members can obtain **exclusive discounts!**

You just need one card to save on Diesel and Petrol at over 100 North and 80 South Island Truckstops as well as service stations nationwide and all prices quoted are GST inclusive.

Here in Northland access to these exclusive discounts can be enjoyed at McKeown, Caltex or Z Truckstops or Caltex, Z and Challenge Petrol Stations. Discounts average 8c per litre of pump price at petrol stations, more at truckstops with diesel purchases offering higher discounts as the discount comes off the national price not just the pump price!

Go [HERE](#) to find out just how these discounts can benefit you and to apply for your card click [McKeown Petroleum Card Application](#).

About McKeown

McKeown Group and its two operating divisions, McKeown Petroleum and McKeown Chemicals, is a company that the McKeown Group are proud of and some would say a true Kiwi success story.

In 2009 McKeowns launched their own network of McKeown branded Card Fuel - 24/7 unmanned sites to enhance the network offer for their McKeown Card customers as well as members of the public wishing to use their Eftpos and Credit Cards on a 24/7 self serve basis.

McKeown's have positioned themselves extremely well to take on board the ever increasing volume of retail and commercial opportunities being displaced by the 'majors'. With McKeown's time proven platform of continuing to do the basics well – service, relationship, competitive price and reliability, they are being seen as a company that will not only survive, but continue to grow in an extremely competitive environment.

Sponsorship Opportunities

Become a Sponsor

Get in front of serious property investors in Northland by becoming a Sponsor or Corporate Member of Northland Property Investors Association (NPIA). Our regular monthly events and communications provide a variety of channels and opportunities to connect with members who are purchasing, renovating and renting investment property.



CHANGING LANDSCAPES
NZPIF CONFERENCE 2024
ŌTAUTAHI | CHRISTCHURCH

FRIDAY 18TH - SUNDAY 20TH OCTOBER 2024

TE PAE CHRISTCHURCH CONVENTION CENTRE

Buy your early bird tickets NOW @ propertyconference.org.nz



Registrations are now open with an EARLY BIRD ticket price of \$595, available until 30 June 2024.

Book NOW and save \$200 off the standard price.

Click **HERE** to purchase your ticket

Meet the Committee



Introducing

.....

Hedley Evans
Events/Speakers Manager

Hedley is a long-standing committee member and is on the NPIA executive team. He is responsible for securing speakers for all of our monthly events. He has a substantial background in rental property investment and in the management of his own rental property.

Hedley is the Director of Whangarei based Ecoprojects Consulting Collaborative, consultants in ecology, landscape architecture, planning and eco-sustainable architecture. Site development planning, subdivision, applications for consent, the establishment of organic edible plantings within an attractive low maintenance landscape environment for rental properties are some of the consulting areas of particular interest to property investors. Where opportunities occur, the collaborative team is committed to the protection & reinstatement of the natural environment.

Help Us Spread Our Message and Grow

To raise the profile of our Association, please like our Facebook page. And as always, any feedback you have, please let the committee know via [email](#).



For further information, please contact

Jenn Long - Secretary

021 144 2615

Alternatively, you can [Click Here](#) to email

For a full list of the Committee, please [Click Here](#)

The Monthly Committee Meeting for April will be held at Distinction Hotel from 5:30pm, before the Monthly Members Meeting. Members are welcome to join the meeting to discuss Association Business and other topics. Light refreshments will be served.