

Investors urged to think long-term

7/11/2008

Investors have the opportunity to pick up heavily discounted property in the current market - but to realise maximum profit, they need to adopt a long-term strategy and focus on location, according to an industry expert.

"The history of 10-year property cycles demonstrates that the historical factors will always favour the long-term property investment and there will always be a balance point of capital gain and rental income by the adjustments of supply and demand," said Property Investors Alliance managing director Justin Wang.

Wang said that for both new homebuyer and residential property investor alike, location is of even more critical concern than ever in buying a residential dwelling, especially during the current period of extreme volatility.

"The optimum choice should enjoy easy access to transport and good shopping centres, which are great draw cards for renters and homeowners," said Wang. "Keep yourselves updated with the land-use alterations or infrastructure development of different districts. The future investment projects like the highway extension could boost the capital growth of the residential dwellings in the districts.

"This is equally important for the first homebuyer who should buy with future flexibility in mind for when they may want to change their home or use the first home to begin an investment portfolio."