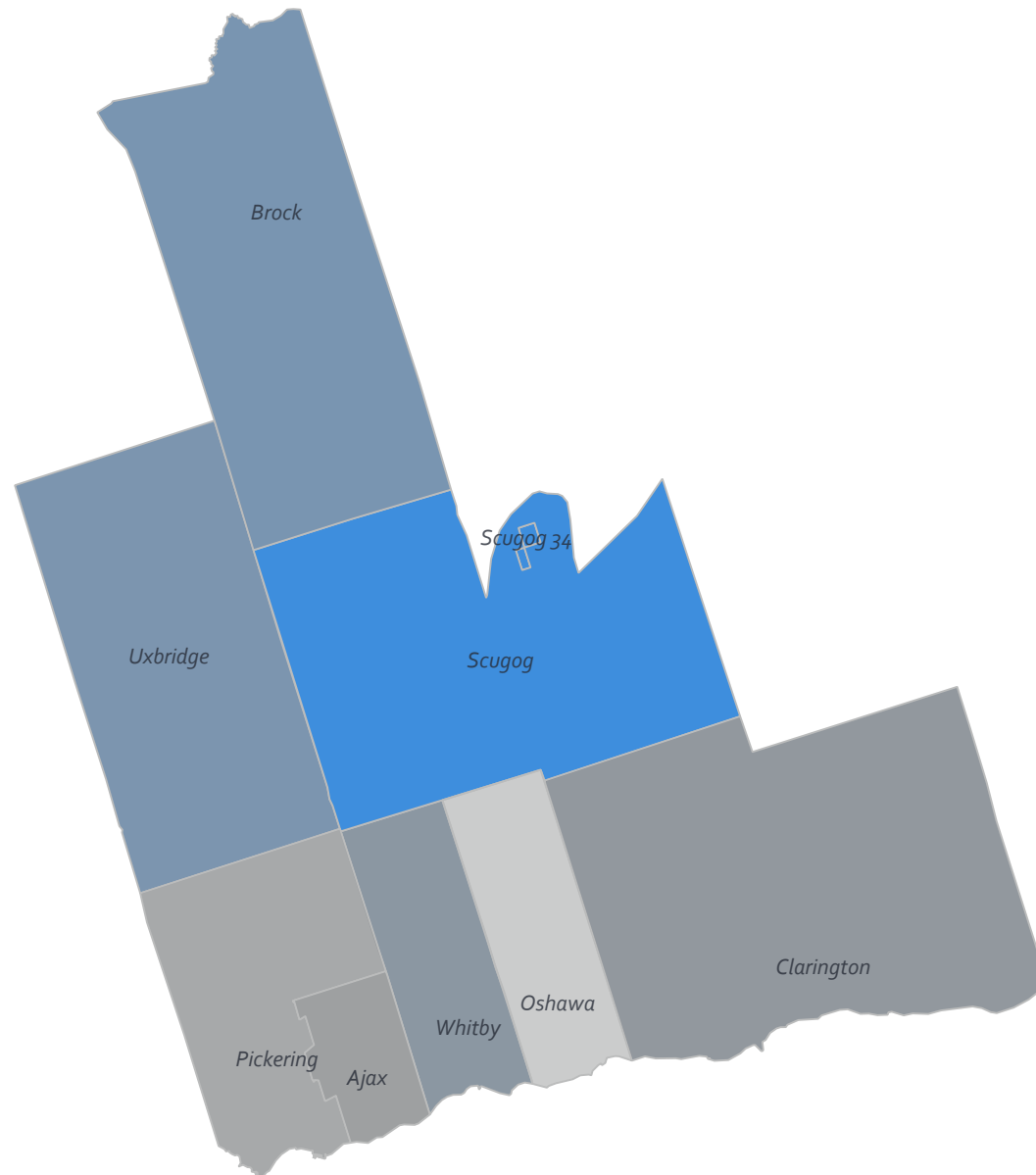


DURHAM – March 2023



Economic Indicators

Real GDP Growth¹

Q4 2022 ▼ 0.0%

Inflation (Yr./Yr. CPI Growth)²

Feb 2023 ▼ 5.2 %

Bank of Canada Overnight Rate³

Mar 2023 — 4.5%

Prime Rate⁴

Mar 2023 — 6.7%

Mortgage Rates (Jan 2023)

Chartered Bank Fixed Rates

1 Year — 6.34%

3 Year — 6.14%

5 Year — 6.49%

Sources & Notes:

¹ Statistics Canada, quarter-over-quarter growth, annualized.

² Statistics Canada, year-over-year growth for the most recent reported month

³ Bank of Canada, rate from most recent announcement

⁴ Bank of Canada, rates for most recently completed month

Top 10 Keywords on REALTOR.ca

Bungalow	Waterfront
Suite	Walkout Basement
Parking	Finished Basement
Inlaw Suite	Loft
Basement Suite	Workshop

DURHAM REALTORS® REPORT MARCH HOUSING STATISTICS

DURHAM REGION, April 4, 2023 – Durham Region Association of REALTORS® (DRAR) President Meredith Kennedy reported 864 residential transactions in March 2023, increasing 44% over February’s numbers. “This shows our spring market is already off to a great start”, said Kennedy.

The MLS® Home Price Index Composite benchmark rose almost 2.5% from last month in Durham Region to \$947,300 in March.

“Canada’s annual rate of inflation fell by the most in almost three years in February, raising the possibility the Bank of Canada could cut interest rates later this year.” said DRAR CEO Wendy Giroux. “We have already started to see a surge in new listings from 896 in February to 1299 in March, representing a 44.9% increase.”

In the lead up to the 2022 Municipal elections, Durham REALTORS® advocated candidates to support the increase of housing units in their communities to help tackle the housing supply shortage. “We are so pleased to see municipalities taking this seriously with Pickering allowing Additional Dwelling Units on existing properties and Whitby has made pledge of 18,000 and Clarington with 13,000 new homes by 2031” stated DRAR President Kennedy.

Durham REALTORS®, We Work Where You Live. To contact a local Durham Association REALTOR® or to search for a weekend open house or listings in your neighbourhood, please visit www.DurhamRealEstate.org



Housing Statistics for Durham Region - March 2023

Area	Number of Listings					Number of Sales				Dollar Volume				Average Price				Median Price		MOI	SNLR	DOM	SP/LP
	New	Active	YTD	PYTD	% +/-	Mth	YTD	PYTD	% +/-	Mth	YTD	PYTD	% +/-	Mth	YTD	PYTD	% +/-	Mth	YTD	Mth	Mth	Mth	Mth
Durham	1,299	852	3,059	4,962	-38%	864	1,855	3,092	-40%	\$800,186,267	\$1,679,099,704	\$3,655,583,503	-54%	\$926,142	\$905,175	\$1,182,272	-23%	\$875,000	\$860,000	1.0	66.5%	14	103%
Ajax	186	92	420	768	-45%	134	267	454	-41%	\$133,464,171	\$263,152,678	\$564,846,529	-53%	\$996,001	\$985,591	\$1,244,155	-21%	\$937,750	\$935,000	0.7	72.0%	10	105%
Brock	30	33	79	102	-23%	19	39	68	-43%	\$14,026,150	\$27,879,650	\$74,849,800	-63%	\$738,218	\$714,863	\$1,100,732	-35%	\$680,000	\$660,000	1.7	63.3%	27	95%
Clarington	225	155	508	898	-43%	137	309	547	-44%	\$114,857,053	\$263,167,287	\$610,707,876	-57%	\$838,373	\$851,674	\$1,116,468	-24%	\$810,000	\$810,000	1.1	60.9%	16	104%
Oshawa	374	234	902	1,456	-38%	250	528	909	-42%	\$203,436,809	\$417,634,866	\$949,267,056	-56%	\$813,747	\$790,975	\$1,044,298	-24%	\$775,000	\$760,000	0.9	66.8%	14	105%
Pickering	160	106	398	594	-33%	118	264	396	-33%	\$118,020,469	\$247,745,727	\$498,803,337	-50%	\$1,000,173	\$938,431	\$1,259,604	-25%	\$972,500	\$892,500	0.9	73.8%	13	102%
Scugog	28	34	88	88	0%	18	47	62	-24%	\$15,973,250	\$43,112,300	\$82,640,531	-48%	\$887,403	\$917,283	\$1,332,912	-31%	\$922,625	\$840,000	1.9	64.3%	38	98%
Uxbridge	43	41	105	106	-1%	25	54	79	-32%	\$33,244,500	\$67,504,095	\$119,123,495	-43%	\$1,329,780	\$1,250,076	\$1,507,892	-17%	\$1,320,000	\$1,115,000	1.6	58.1%	18	99%
Whitby	253	157	559	950	-41%	163	347	577	-40%	\$167,163,865	\$348,903,101	\$755,344,880	-54%	\$1,025,545	\$1,005,484	\$1,309,090	-23%	\$975,000	\$968,000	1.0	64.4%	10	103%

Notes:

1. Sales, dollar volume, average sale prices and median sale prices are based on firm transactions into the MLS® system between the first and last day of the month/period being reported.
2. Average Price is calculated by dividing the dollar volume by the number of sales.
3. Median represents the middle number in the ranking of homes sold from lowest to highest price.
4. As of July 2011 Durham Region statistics figures include the municipalities of Uxbridge and Brock.
5. Due to changes to service areas, caution should be exercised when making historical comparisons.
6. Past monthly and Year-to-Date figures are revised on a monthly basis.
7. All statistical information obtained from the Toronto Real Estate Board's Market Watch.
8. SNLR is Sales to New Listing Ratio (Below 40% is Buyer's Market, 40%-60% is Balanced market, Above 60% is Sellers Market)

Overview

The Durham MLS® Statistics provided are compiled by the Durham Region Association of REALTORS® and are based on total home sales. The statistics reflect selling prices for various property types within the Durham Region. These statistics are for informational purposes only.

TA	Total Active (at the end of the last day of the month)
YTD	Year to Date (accumulation of new data to date)
PYTD	Previous Year to Date (accumulation of new data to date for previous year)
%+/-	Year Over Year Percentage Differential
Avg. DOM	Average number of days on the market for firm transactions between the first & last days of the month
Avg. SP/LP	Ratio of the average selling price to the average listing price for firm transactions between the first & last days of the month
MOI	Months of Inventory (how long in months it would take to completely sell the average number of active listings). Calculated using a 12 month moving average (active listings/sales)

Average Selling Price by Housing Type

Area	Avg. Price	Detached	Semi-Detached	Condo/Town-house	Condo Apt.	Link	Attached Row
Durham	\$926,142	\$1,036,809	\$822,893	\$686,228	\$560,118	\$841,600	\$858,819
Ajax	\$996,001	\$1,151,701	\$870,114	\$733,000	\$559,174	\$875,000	\$907,295
Brock	\$738,218	\$766,950	\$445,000	\$543,000	-	-	-
Clarington	\$838,373	\$902,948	\$741,067	\$672,000	\$575,727	\$729,000	\$777,599
Oshawa	\$813,747	\$907,548	\$711,127	\$640,629	\$453,114	\$940,000	\$773,083
Pickering	\$1,000,173	\$1,277,167	914,378	\$709,580	\$612,217	-	\$903,000
Scugog	\$887,403	\$899,368	\$684,000	-	-	-	-
Uxbridge	\$1,329,780	\$1,408,690	-	\$738,500	-	\$935,000	\$1,250,000
Whitby	\$1,025,545	\$1,141,559	\$918,627	\$751,750	\$650,354	-	\$906,740



March 2023

	Sales	Dollar Volume	Average Price	Median Price	New Listings	Active Listings	Avg. SPLP	Avg. LDOM
All Home Types	864	\$800,186,267	\$926,142	\$875,000	1,299	852	103%	14
Detached	534	\$553,656,201	\$1,036,809	\$992,500	844	542	103%	14
Semi-Detached	68	\$55,956,710	\$822,893	\$814,500	77	31	107%	10
Condo Townhouse	66	\$45,291,052	\$686,228	\$700,000	100	66	104%	12
Condo Apartment	76	\$42,568,955	\$560,118	\$546,750	121	124	99%	25
Link	5	\$4,208,000	\$841,600	\$875,000	5	2	107%	8
Att/Row/Townhouse	114	\$97,905,349	\$858,819	\$850,000	151	85	107%	11
Co-Op Apartment	0				0	1		
Detached Condo	1	\$600,000	\$600,000	\$600,000	1	1	104%	4
Co-Ownership Apartment	0				0	0		

Year-to-Date 2023

	Sales	Dollar Volume	Average Price	Median Price	New Listings	Active Listings	Avg. SPLP	Avg. LDOM
All Home Types	1,855	\$1,679,099,704	\$905,175	\$860,000	3,059		102%	16
Detached	1,165	\$1,173,174,003	\$1,007,016	\$960,000	1,926		101%	16
Semi-Detached	137	\$109,837,202	\$801,731	\$782,000	186		106%	10
Condo Townhouse	136	\$91,891,709	\$675,674	\$678,000	225		103%	16
Condo Apartment	165	\$90,222,945	\$546,806	\$545,000	333		99%	25
Link	14	\$11,417,665	\$815,548	\$816,500	18		106%	9
Att/Row/Townhouse	237	\$201,956,180	\$852,136	\$840,000	368		105%	15
Co-Op Apartment	0				0			
Detached Condo	1	\$600,000	\$600,000	\$600,000	3		104%	4
Co-Ownership Apartment	0				0			

1. Sales, dollar volume, average sale prices and median sale prices are based on firm transactions entered into the TRREB MLS® System between the first and last day of the month/period being reported.
2. New listings entered into the TRREB MLS® System between the first and last day of the month/period being reported.
3. Active listings at the end of the last day of the month/period being reported.
4. Ratio of the average selling price to the average listing price for firm transactions entered into the TRREB MLS® System between the first and last day of the month/period being reported.
5. Average number of days on the market for firm transactions entered into the TRREB MLS® System between the first and last day of the month/period being reported.
6. Past monthly and year-to-date figures are revised on a monthly basis.

March 2023

	Sales	Dollar Volume	Average Price	Median Price	New Listings	Active Listings	Avg. SPLP	Avg. LDOM
All Home Types	134	\$133,464,171	\$996,001	\$937,750	186	92	105%	10
Detached	72	\$82,922,483	\$1,151,701	\$1,100,000	109	55	103%	12
Semi-Detached	18	\$15,662,049	\$870,114	\$875,000	25	6	109%	7
Condo Townhouse	9	\$6,597,000	\$733,000	\$730,000	9	6	106%	15
Condo Apartment	9	\$5,032,566	\$559,174	\$535,000	11	6	102%	8
Link	1	\$875,000	\$875,000	\$875,000	1	0	117%	13
Att/Row/Townhouse	24	\$21,775,073	\$907,295	\$897,778	30	18	109%	8
Co-Op Apartment	0				0	0		
Detached Condo	1	\$600,000	\$600,000	\$600,000	1	1	104%	4
Co-Ownership Apartment	0				0	0		

Year-to-Date 2023

	Sales	Dollar Volume	Average Price	Median Price	New Listings	Active Listings	Avg. SPLP	Avg. LDOM
All Home Types	267	\$263,152,678	\$985,591	\$935,000	420		104%	13
Detached	154	\$173,004,969	\$1,123,409	\$1,087,500	255		103%	13
Semi-Detached	23	\$19,947,604	\$867,287	\$875,000	37		108%	8
Condo Townhouse	18	\$12,840,275	\$713,349	\$725,500	26		106%	12
Condo Apartment	22	\$12,224,180	\$555,645	\$532,500	27		100%	18
Link	3	\$2,567,777	\$855,926	\$875,000	3		112%	8
Att/Row/Townhouse	46	\$41,967,873	\$912,345	\$918,500	69		106%	14
Co-Op Apartment	0				0			
Detached Condo	1	\$600,000	\$600,000	\$600,000	3		104%	4
Co-Ownership Apartment	0				0			

1. Sales, dollar volume, average sale prices and median sale prices are based on firm transactions entered into the TRREB MLS® System between the first and last day of the month/period being reported.
2. New listings entered into the TRREB MLS® System between the first and last day of the month/period being reported.
3. Active listings at the end of the last day of the month/period being reported.
4. Ratio of the average selling price to the average listing price for firm transactions entered into the TRREB MLS® System between the first and last day of the month/period being reported.
5. Average number of days on the market for firm transactions entered into the TRREB MLS® System between the first and last day of the month/period being reported.
6. Past monthly and year-to-date figures are revised on a monthly basis.

March 2023

	Sales	Dollar Volume	Average Price	Median Price	New Listings	Active Listings	Avg. SPLP	Avg. LDOM
All Home Types	19	\$14,026,150	\$738,218	\$680,000	30	33	95%	27
Detached	17	\$13,038,150	\$766,950	\$692,500	28	33	95%	28
Semi-Detached	1	\$445,000	\$445,000	\$445,000	1	0	97%	10
Condo Townhouse	1	\$543,000	\$543,000	\$543,000	1	0	97%	14
Condo Apartment	0				0	0		
Link	0				0	0		
Att/Row/Townhouse	0				0	0		
Co-Op Apartment	0				0	0		
Detached Condo	0				0	0		
Co-Ownership Apartment	0				0	0		

Year-to-Date 2023

	Sales	Dollar Volume	Average Price	Median Price	New Listings	Active Listings	Avg. SPLP	Avg. LDOM
All Home Types	39	\$27,879,650	\$714,863	\$660,000	79	96%	30	
Detached	35	\$25,491,650	\$728,333	\$665,000	73	95%	32	
Semi-Detached	1	\$445,000	\$445,000	\$445,000	1	97%	10	
Condo Townhouse	2	\$1,168,000	\$584,000	\$584,000	4	101%	13	
Condo Apartment	0				0			
Link	0				0			
Att/Row/Townhouse	1	\$775,000	\$775,000	\$775,000	1	97%	13	
Co-Op Apartment	0				0			
Detached Condo	0				0			
Co-Ownership Apartment	0				0			

1. Sales, dollar volume, average sale prices and median sale prices are based on firm transactions entered into the TRREB MLS® System between the first and last day of the month/period being reported.
2. New listings entered into the TRREB MLS® System between the first and last day of the month/period being reported.
3. Active listings at the end of the last day of the month/period being reported.
4. Ratio of the average selling price to the average listing price for firm transactions entered into the TRREB MLS® System between the first and last day of the month/period being reported.
5. Average number of days on the market for firm transactions entered into the TRREB MLS® System between the first and last day of the month/period being reported.
6. Past monthly and year-to-date figures are revised on a monthly basis.

March 2023

	Sales	Dollar Volume	Average Price	Median Price	New Listings	Active Listings	Avg. SPLP	Avg. LDOM
All Home Types	137	\$114,857,053	\$838,373	\$810,000	225	155	104%	16
Detached	90	\$81,265,277	\$902,948	\$900,000	148	94	103%	16
Semi-Detached	3	\$2,223,200	\$741,067	\$790,000	5	3	104%	12
Condo Townhouse	5	\$3,360,000	\$672,000	\$710,000	6	5	99%	16
Condo Apartment	11	\$6,333,000	\$575,727	\$595,000	39	41	98%	39
Link	2	\$1,458,000	\$729,000	\$729,000	1	0	102%	7
Att/Row/Townhouse	26	\$20,217,576	\$777,599	\$760,750	26	12	108%	10
Co-Op Apartment	0				0	0		
Detached Condo	0				0	0		
Co-Ownership Apartment	0				0	0		

Year-to-Date 2023

	Sales	Dollar Volume	Average Price	Median Price	New Listings	Avg. SPLP	Avg. LDOM
All Home Types	309	\$263,167,287	\$851,674	\$810,000	508	101%	19
Detached	210	\$193,885,978	\$923,267	\$890,000	321	101%	20
Semi-Detached	10	\$7,621,700	\$762,170	\$793,000	17	102%	10
Condo Townhouse	12	\$8,441,322	\$703,444	\$685,000	17	98%	17
Condo Apartment	24	\$13,096,900	\$545,704	\$532,450	80	98%	32
Link	7	\$5,163,888	\$737,698	\$770,000	8	101%	11
Att/Row/Townhouse	46	\$34,957,499	\$759,946	\$763,250	65	105%	14
Co-Op Apartment	0				0		
Detached Condo	0				0		
Co-Ownership Apartment	0				0		

1. Sales, dollar volume, average sale prices and median sale prices are based on firm transactions entered into the TRREB MLS® System between the first and last day of the month/period being reported.
2. New listings entered into the TRREB MLS® System between the first and last day of the month/period being reported.
3. Active listings at the end of the last day of the month/period being reported.
4. Ratio of the average selling price to the average listing price for firm transactions entered into the TRREB MLS® System between the first and last day of the month/period being reported.
5. Average number of days on the market for firm transactions entered into the TRREB MLS® System between the first and last day of the month/period being reported.
6. Past monthly and year-to-date figures are revised on a monthly basis.

March 2023

	Sales	Dollar Volume	Average Price	Median Price	New Listings	Active Listings	Avg. SPLP	Avg. LDOM
All Home Types	250	\$203,436,809	\$813,747	\$775,000	374	234	105%	14
Detached	162	\$147,022,799	\$907,548	\$863,000	253	142	106%	11
Semi-Detached	21	\$14,933,657	\$711,127	\$715,000	27	14	110%	13
Condo Townhouse	26	\$16,656,352	\$640,629	\$647,500	48	27	105%	12
Condo Apartment	22	\$9,968,500	\$453,114	\$495,500	28	37	99%	30
Link	1	\$940,000	\$940,000	\$940,000	1	1	118%	5
Att/Row/Townhouse	18	\$13,915,501	\$773,083	\$804,250	17	12	105%	23
Co-Op Apartment	0				0	1		
Detached Condo	0				0	0		
Co-Ownership Apartment	0				0	0		

Year-to-Date 2023

	Sales	Dollar Volume	Average Price	Median Price	New Listings	Active Listings	Avg. SPLP	Avg. LDOM
All Home Types	528	\$417,634,866	\$790,975	\$760,000	902		103%	16
Detached	343	\$299,995,989	\$874,624	\$835,000	563		103%	14
Semi-Detached	57	\$40,018,177	\$702,073	\$700,000	75		107%	10
Condo Townhouse	45	\$28,259,992	\$628,000	\$640,000	89		103%	16
Condo Apartment	45	\$19,988,888	\$444,198	\$469,000	110		99%	27
Link	1	\$940,000	\$940,000	\$940,000	3		118%	5
Att/Row/Townhouse	37	\$28,431,820	\$768,428	\$775,000	62		104%	28
Co-Op Apartment	0				0			
Detached Condo	0				0			
Co-Ownership Apartment	0				0			

1. Sales, dollar volume, average sale prices and median sale prices are based on firm transactions entered into the TRREB MLS® System between the first and last day of the month/period being reported.
2. New listings entered into the TRREB MLS® System between the first and last day of the month/period being reported.
3. Active listings at the end of the last day of the month/period being reported.
4. Ratio of the average selling price to the average listing price for firm transactions entered into the TRREB MLS® System between the first and last day of the month/period being reported.
5. Average number of days on the market for firm transactions entered into the TRREB MLS® System between the first and last day of the month/period being reported.
6. Past monthly and year-to-date figures are revised on a monthly basis.

March 2023

	Sales	Dollar Volume	Average Price	Median Price	New Listings	Active Listings	Avg. SPLP	Avg. LDOM
All Home Types	118	\$118,020,469	\$1,000,173	\$972,500	160	106	102%	13
Detached	56	\$71,521,369	\$1,277,167	\$1,247,500	79	51	102%	11
Semi-Detached	9	\$8,229,400	\$914,378	\$915,500	7	4	103%	15
Condo Townhouse	15	\$10,643,700	\$709,580	\$700,000	24	19	104%	10
Condo Apartment	23	\$14,081,000	\$612,217	\$605,000	25	22	99%	24
Link	0				0	0		
Att/Row/Townhouse	15	\$13,545,000	\$903,000	\$879,000	25	10	108%	7
Co-Op Apartment	0				0	0		
Detached Condo	0				0	0		
Co-Ownership Apartment	0				0	0		

Year-to-Date 2023

	Sales	Dollar Volume	Average Price	Median Price	New Listings	Active Listings	Avg. SPLP	Avg. LDOM
All Home Types	264	\$247,745,727	\$938,431	\$892,500	398		102%	17
Detached	117	\$141,558,995	\$1,209,906	\$1,154,951	189		101%	14
Semi-Detached	17	\$15,194,723	\$893,807	\$870,000	22		106%	11
Condo Townhouse	41	\$28,076,120	\$684,783	\$676,000	64		102%	19
Condo Apartment	54	\$32,101,200	\$594,467	\$580,000	71		98%	25
Link	0					0		
Att/Row/Townhouse	35	\$30,814,689	\$880,420	\$887,500	52		107%	11
Co-Op Apartment	0					0		
Detached Condo	0					0		
Co-Ownership Apartment	0					0		

1. Sales, dollar volume, average sale prices and median sale prices are based on firm transactions entered into the TRREB MLS® System between the first and last day of the month/period being reported.
2. New listings entered into the TRREB MLS® System between the first and last day of the month/period being reported.
3. Active listings at the end of the last day of the month/period being reported.
4. Ratio of the average selling price to the average listing price for firm transactions entered into the TRREB MLS® System between the first and last day of the month/period being reported.
5. Average number of days on the market for firm transactions entered into the TRREB MLS® System between the first and last day of the month/period being reported.
6. Past monthly and year-to-date figures are revised on a monthly basis.

March 2023

	Sales	Dollar Volume	Average Price	Median Price	New Listings	Active Listings	Avg. SPLP	Avg. LDOM
All Home Types	18	\$15,973,250	\$887,403	\$922,625	28	34	98%	38
Detached	17	\$15,289,250	\$899,368	\$926,250	26	31	98%	39
Semi-Detached	1	\$684,000	\$684,000	\$684,000	0	0	99%	14
Condo Townhouse	0				0	0		
Condo Apartment	0				0	0		
Link	0				0	0		
Att/Row/Townhouse	0				2	3		
Co-Op Apartment	0				0	0		
Detached Condo	0				0	0		
Co-Ownership Apartment	0				0	0		

Year-to-Date 2023

	Sales	Dollar Volume	Average Price	Median Price	New Listings	Active Listings	Avg. SPLP	Avg. LDOM
All Home Types	47	\$43,112,300	\$917,283	\$840,000	88		98%	31
Detached	43	\$40,313,300	\$937,519	\$845,000	82		98%	31
Semi-Detached	1	\$684,000	\$684,000	\$684,000	1		99%	14
Condo Townhouse	0				0			
Condo Apartment	2	\$1,305,000	\$652,500	\$652,500	1		95%	49
Link	0				0			
Att/Row/Townhouse	1	\$810,000	\$810,000	\$810,000	4		98%	16
Co-Op Apartment	0				0			
Detached Condo	0				0			
Co-Ownership Apartment	0				0			

1. Sales, dollar volume, average sale prices and median sale prices are based on firm transactions entered into the TRREB MLS® System between the first and last day of the month/period being reported.
2. New listings entered into the TRREB MLS® System between the first and last day of the month/period being reported.
3. Active listings at the end of the last day of the month/period being reported.
4. Ratio of the average selling price to the average listing price for firm transactions entered into the TRREB MLS® System between the first and last day of the month/period being reported.
5. Average number of days on the market for firm transactions entered into the TRREB MLS® System between the first and last day of the month/period being reported.
6. Past monthly and year-to-date figures are revised on a monthly basis.

March 2023

	Sales	Dollar Volume	Average Price	Median Price	New Listings	Active Listings	Avg. SPLP	Avg. LDOM
All Home Types	25	\$33,244,500	\$1,329,780	\$1,320,000	43	41	99%	18
Detached	21	\$29,582,500	\$1,408,690	\$1,395,000	39	34	99%	17
Semi-Detached	0				0	1		
Condo Townhouse	2	\$1,477,000	\$738,500	\$738,500	0	0	97%	17
Condo Apartment	0				0	2		
Link	1	\$935,000	\$935,000	\$935,000	1	0	98%	10
Att/Row/Townhouse	1	\$1,250,000	\$1,250,000	\$1,250,000	3	4	100%	33
Co-Op Apartment	0				0	0		
Detached Condo	0				0	0		
Co-Ownership Apartment	0				0	0		

Year-to-Date 2023

	Sales	Dollar Volume	Average Price	Median Price	New Listings	Active Listings	Avg. SPLP	Avg. LDOM
All Home Types	54	\$67,504,095	\$1,250,076	\$1,115,000	105		98%	20
Detached	43	\$57,697,400	\$1,341,800	\$1,350,000	82		98%	20
Semi-Detached	2	\$1,673,695	\$836,848	\$836,848	5		103%	15
Condo Townhouse	3	\$2,372,000	\$790,667	\$750,000	3		98%	17
Condo Apartment	0				3			
Link	1	\$935,000	\$935,000	\$935,000	1		98%	10
Att/Row/Townhouse	5	\$4,826,000	\$965,200	\$941,000	11		98%	26
Co-Op Apartment	0				0			
Detached Condo	0				0			
Co-Ownership Apartment	0				0			

1. Sales, dollar volume, average sale prices and median sale prices are based on firm transactions entered into the TRREB MLS® System between the first and last day of the month/period being reported.
2. New listings entered into the TRREB MLS® System between the first and last day of the month/period being reported.
3. Active listings at the end of the last day of the month/period being reported.
4. Ratio of the average selling price to the average listing price for firm transactions entered into the TRREB MLS® System between the first and last day of the month/period being reported.
5. Average number of days on the market for firm transactions entered into the TRREB MLS® System between the first and last day of the month/period being reported.
6. Past monthly and year-to-date figures are revised on a monthly basis.

March 2023

	Sales	Dollar Volume	Average Price	Median Price	New Listings	Active Listings	Avg. SPLP	Avg. LDOM
All Home Types	163	\$167,163,865	\$1,025,545	\$975,000	253	157	103%	10
Detached	99	\$113,014,373	\$1,141,559	\$1,110,000	162	102	102%	11
Semi-Detached	15	\$13,779,404	\$918,627	\$895,000	12	3	105%	8
Condo Townhouse	8	\$6,014,000	\$751,750	\$763,000	12	9	106%	7
Condo Apartment	11	\$7,153,889	\$650,354	\$640,000	18	16	100%	15
Link	0				1	1		
Att/Row/Townhouse	30	\$27,202,199	\$906,740	\$922,500	48	26	105%	9
Co-Op Apartment	0				0	0		
Detached Condo	0				0	0		
Co-Ownership Apartment	0				0	0		

Year-to-Date 2023

	Sales	Dollar Volume	Average Price	Median Price	New Listings	Active Listings	Avg. SPLP	Avg. LDOM
All Home Types	347	\$348,903,101	\$1,005,484	\$968,000	559		102%	13
Detached	220	\$241,225,722	\$1,096,481	\$1,050,125	361		101%	12
Semi-Detached	26	\$24,252,303	\$932,781	\$945,000	28		103%	12
Condo Townhouse	15	\$10,734,000	\$715,600	\$715,000	22		105%	12
Condo Apartment	18	\$11,506,777	\$639,265	\$584,500	41		99%	18
Link	2	\$1,811,000	\$905,500	\$905,500	3		111%	3
Att/Row/Townhouse	66	\$59,373,299	\$899,595	\$900,500	104		104%	12
Co-Op Apartment	0				0			
Detached Condo	0				0			
Co-Ownership Apartment	0				0			

1. Sales, dollar volume, average sale prices and median sale prices are based on firm transactions entered into the TRREB MLS® System between the first and last day of the month/period being reported.
2. New listings entered into the TRREB MLS® System between the first and last day of the month/period being reported.
3. Active listings at the end of the last day of the month/period being reported.
4. Ratio of the average selling price to the average listing price for firm transactions entered into the TRREB MLS® System between the first and last day of the month/period being reported.
5. Average number of days on the market for firm transactions entered into the TRREB MLS® System between the first and last day of the month/period being reported.
6. Past monthly and year-to-date figures are revised on a monthly basis.

2023 Durham Region Statistics

Month	Sales	Avg. Price \$
January	394	886,849
February	601	888,448
March	864	926,142
April		
May		
June		
July		
August		
September		
October		
November		
December		
YTD	1,855	905,175

10-Year Historical Statistics

Year	Sales	Avg. Price (\$)
2013	10,312	357,529
2014	10,841	391,692
2015	11,848	442,082
2016	12,654	533,828
2017	11,136	628,005
2018	8,941	593,902
2019	10,634	611,342
2020	12,917	706,913
2021	14,717	925,710
2022	9,875	1,024,570

NOTES

Sales, dollar volume, average sale prices and median prices are based on firm transactions into the MLS® System between the first and last day of the month/period being reported. Average price is calculated by dividing the dollar volume by the number of sales. Median represents the middle number in the ranking of homes sold from lowest to highest price. As of July 2011 Durham Region statistics figures include the municipalities of Uxbridge and Brock. Due to changes to service areas, caution should be exercised when making historical comparisons. Past monthly and Year-to-Date figures are revised on a monthly basis. All statistical information obtained from the Toronto Real Estate Board's Market Watch. Mos. Inv.is Months of Inventory (how long in months it would take to completely sell the average number of active listings). Calculated using a 12 month moving average (active listings/sales).

