

Durham Region Housing Report

March 2018



**Durham REALTORS®,
We Work Where You Live.**

Economic Indicators

Real GDP Growth¹

Q4	2017	—	1.7%
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Inflation (Yr./Yr. CPI Growth)²

Feb	2018	▲	2.2%
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Bank of Canada Overnight Rate³

March	2018	—	1.25%
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Prime Rate⁴

March	2018	—	3.45%
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Mortgage Rates (March 2018)⁴

Chartered Bank Fixed Rates

1 Year	—	3.34%
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3 Year	—	4.15%
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5 Year	—	5.14%
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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

Waterfront	Suite
InLaw Suite	Parking
Bungalow	Workshop
Fenced Yard	Loft
Walkout Basement	Finished Basement

SPRING THAW FOR THE DURHAM MARKET

DURHAM REGION, April 5, 2018 - Durham Region Association of REALTORS® (DRAR) President Dennis Roberts reported 846 residential transactions in March 2018. This result was down by 38 per cent in comparison to a record 1,349 in March 2017. March 2018 saw the number of new listings in Durham increase to 1,755 a significant 46 per cent increase from February 2018. “Following a tough winter as homebuyers adjusted to the new mortgage qualification rules, spring thaw has begun for the Durham market.” Stated Roberts.

The average selling price in Durham reached \$598,412 in March, a 12 per cent decrease in comparison to the market at this time last year. Last March was the peak of the housing market, before the government announced their Fair Housing Plan in April 2017. Looking at the first three months in 2018, we are starting to see the market rebound. We have almost doubled the number of new listings since January. The number of sales in Durham Region is up 846, from 470 in January and the average selling price has also risen to \$598,412 from \$578,645 in January. Length of time it takes to sell has shortened significantly as well, with days on market at 30 in January now down to only 18 in March. “So we have increased inventory that is now selling faster and on average at a slightly higher price.” Stated Roberts.

Durham Region leads the GTA with the most affordable single-family detached homes according to the March 2018 MLS® Home Price Index. “Homebuyers are recognizing the affordability of Durham Region.” Stated Roberts. Durham also continues to lead the GTA with the most affordable townhouses according to the Benchmark Home Price Index. “Our region offers the best value in the GTA,” said Roberts. “This along with the affordable housing, homebuyers will continue to look east.”

“Homebuyers are recognizing the affordability of Durham and the quality of life it offers,” said Roberts. “Durham has a strong local economy and the ongoing transportation expansion and infrastructure development makes our region accessible and desirable for homebuyers.”

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

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/Townhouse	Condo Apt.	Link	Attached Row
Durham	\$598,412	\$660,216	\$502,821	\$408,435	\$407,871	\$509,719	\$520,017
Ajax	\$644,968	\$699,922	\$616,278	\$450,800	\$396,571	\$635,000	\$569,527
Brock	\$570,788	\$570,788	-	-	-	-	-
Clarington	\$523,527	\$579,334	\$413,975	\$381,150	\$331,141	\$485,026	\$462,409
Oshawa	\$515,884	\$559,930	\$412,936	\$341,990	\$357,591	\$465,667	\$477,876
Pickering	\$711,575	\$845,910	\$627,638	\$433,500	\$500,709	-	\$594,700
Scugog	\$686,172	\$697,143	\$379,000	-	-	-	-
Uxbridge	\$797,935	\$858,553	-	-	\$461,000	\$503,500	\$614,500
Whitby	\$633,763	\$718,362	\$553,143	\$437,925	\$421,818	\$571,557	\$535,300

March Highlights

Area	NUMBER OF LISTINGS					NUMBER OF SALES				MOI	SNLR	DOM	SP/LP
	New	Active	YTD	PYTD	% + / -	Month	YTD	PYTD	% + / -				
Durham	1,755	1660	3,908	3,499	12%	846	1,918	2,748	-30%	2.0	48.2%	18	99%
Ajax	242	212	570	568	0%	125	307	442	-31%	1.7	51.7%	15	100%
Brock	42	59	93	49	90%	17	36	35	3%	3.5	40.5%	25	96%
Clarington	322	281	674	601	12%	143	332	463	-28%	2.0	44.4%	15	100%
Oshawa	474	425	1,089	1,015	7%	239	547	803	-32%	1.8	50.42%	16	99%
Pickering	223	236	520	381	36%	108	237	314	-25%	2.2	48.43%	19	98%
Scugog	52	63	110	115	-4%	29	50	85	-41%	2.2	55.77%	41	95%
Uxbridge	52	92	137	94	46%	23	64	78	-18%	4.0	44.23%	30	96%
Whitby	348	292	715	676	6%	162	345	528	-35%	1.8	46.55%	17	99%

Area	DOLLAR VOLUME				AVG SELLING PRICE				MEDIAN	
	Month	YTD	PYTD	% + / -	Month	YTD	PYTD	% + / -	Month	YTD
Durham	\$506,256,311	\$1,133,687,724	\$1,838,673,970	-38%	\$598,412	\$591,078	\$669,095	-12%	\$565,000	\$560,000
Ajax	\$80,621,006	\$195,899,867	\$315,293,766	-38%	\$644,968	\$638,110	\$713,334	-11%	\$630,000	\$617,000
Brock	\$9,703,400	\$17,770,400	\$17,288,590	3%	\$570,788	\$493,622	\$493,960	0%	\$510,000	\$442,450
Clarington	\$74,864,302	\$178,175,972	\$276,123,145	-35%	\$523,527	\$536,675	\$596,378	-10%	\$496,000	\$506,250
Oshawa	\$123,296,343	\$276,993,158	\$469,632,899	-41%	\$515,884	\$506,386	\$584,848	-13%	\$490,000	\$483,000
Pickering	\$76,850,100	\$161,300,818	\$240,926,725	-33%	\$711,575	\$680,594	\$767,283	-11%	\$684,500	\$646,000
Scugog	\$19,899,000	\$32,433,400	\$58,265,516	-44%	\$686,172	\$648,668	\$685,477	-5%	\$570,000	\$572,500
Uxbridge	\$18,352,500	\$48,422,800	\$73,376,000	-34%	\$797,935	\$756,606	\$940,718	-20%	\$740,000	\$690,450
Whitby	\$102,669,660	\$222,691,309	\$387,767,329	-43%	\$633,763	\$645,482	\$734,408	-12%	\$606,500	\$610,000

Durham Region

MARCH 2018

Types	Sales	Dollar Amount	Average Price	Median Price	New Listings	Active Listings	Avg SP/LP	Avg DOM
All Home Types	846	\$506,256,311	\$598,412	\$565,000	1,755	1,660	99%	18
Detached	558	\$368,400,444	\$660,216	\$620,000	1,276	1,270	98%	19
Semi-Detached	62	\$31,174,899	\$502,821	\$442,500	84	56	100%	11
Condominium Townhouse	40	\$16,337,400	\$408,435	\$420,000	90	74	100%	16
Condominium Apartment	54	\$22,025,020	\$407,871	\$355,495	69	72	99%	22
Link	29	\$14,781,842	\$509,719	\$503,500	42	31	100%	14
Att/Row/Townhouse	102	\$53,041,706	\$520,017	\$519,950	189	153	100%	14
Co-Operative Apartment	0	-	-	-	0	0	-	-
Detached Condominium	1	\$495,000	\$495,000	\$495,000	5	4	103%	4
Co-Ownership Apartment	0	-	-	-	0	0	-	-

Durham Region

YEAR-TO-DATE 2018

Types	Sales	Dollar Amount	Average Price	Median Price	New Listings	Avg SP/LP	Avg DOM
All Home Types	1,918	\$1,133,687,724	\$591,078	\$560,000	3,908	98%	23
Detached	1,274	\$831,200,361	\$652,434	\$620,500	2,839	98%	24
Semi-Detached	136	\$67,709,669	\$497,865	\$454,750	199	100%	17
Condominium Townhouse	109	\$43,304,038	\$398,446	\$410,000	185	99%	22
Condominium Apartment	116	\$44,387,768	\$382,653	\$355,500	177	99%	25
Link	52	\$27,060,582	\$520,396	\$506,625	101	100%	16
Att/Row/Townhouse	228	\$118,475,306	\$519,674	\$518,000	402	99%	19
Co-Operative Apartment	0	-	-	-	0	-	-
Detached Condominium	1	\$495,000	\$495,000	\$495,000	5	103%	4

NOTES

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Ajax

MARCH 2018

Types	Sales	Dollar Amount	Average Price	Median Price	New Listings	Active Listings	Avg SP/LP	Avg DOM
All Home Types	125	\$80,621,006	\$644,968	\$630,000	242	212	100%	15
Detached	83	\$58,093,500	\$699,922	\$675,000	163	142	100%	15
Semi-Detached	9	\$5,546,500	\$616,278	\$632,000	16	15	99%	17
Condominium Townhouse	5	\$2,254,000	\$450,800	\$455,000	14	13	101%	12
Condominium Apartment	7	\$2,776,000	\$396,571	\$356,000	6	5	99%	26
Link	1	\$635,000	\$635,000	\$635,000	2	0	106%	6
Att/Row/Townhouse	19	\$10,821,006	\$569,527	\$570,000	36	33	99%	15
Co-Operative Apartment	0	-	-	-	0	0	-	-
Detached Condominium	1	\$495,000	\$495,000	\$495,000	5	4	103%	4
Co-Ownership Apartment	0	-	-	-	0	0	-	-

Ajax

YEAR-TO-DATE 2018

Types	Sales	Dollar Amount	Average Price	Median Price	New Listings	Avg SP/LP	Avg DOM
All Home Types	307	\$195,899,867	\$638,110	\$617,000	570	99%	22
Detached	191	\$133,968,573	\$701,406	\$675,000	393	99%	19
Semi-Detached	29	\$17,179,600	\$592,400	\$582,500	38	99%	31
Condominium Townhouse	18	\$8,470,188	\$473,431	\$470,388	28	99%	23
Condominium Apartment	13	\$5,244,000	\$403,385	\$360,000	19	98%	34
Link	4	\$2,493,500	\$623,375	\$641,250	7	101%	18
Att/Row/Townhouse	49	\$26,994,006	\$550,480	\$564,500	80	98%	25
Co-Operative Apartment	0	-	-	-	0	-	-
Detached Condominium	1	\$495,000	\$495,000	\$495,000	5	103%	4
Co-Ownership Apartment	0	-	-	-	0	-	-

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Brock

MARCH 2018

Types	Sales	Dollar Amount	Average Price	Median Price	New Listings	Active Listings	Avg SP/LP	Avg DOM
All Home Types	17	\$9,703,400	\$570,788	\$510,000	42	59	96%	25
Detached	17	\$9,703,400	\$570,788	\$510,000	41	58	96%	25
Semi-Detached	0	-	-	-	0	0	-	-
Condominium Townhouse	0	-	-	-	0	0	-	-
Condominium Apartment	0	-	-	-	0	0	-	-
Link	0	-	-	-	0	0	-	-
Att/Row/Townhouse	0	-	-	-	1	1	-	-
Co-Operative Apartment	0	-	-	-	0	0	-	-
Detached Condominium	0	-	-	-	0	0	-	-
Co-Ownership Apartment	0	-	-	-	0	0	-	-

Brock

YEAR-TO-DATE 2018

Types	Sales	Dollar Amount	Average Price	Median Price	New Listings	Avg SP/LP	Avg DOM
All Home Types	36	\$17,770,400	\$493,622	\$442,450	93	96%	33
Detached	35	\$17,463,800	\$498,966	\$444,900	91	96%	34
Semi-Detached	1	\$306,600	\$306,600	\$306,600	1	99%	13
Condominium Townhouse	0	-	-	-	0	-	-
Condominium Apartment	0	-	-	-	0	-	-
Link	0	-	-	-	0	-	-
Att/Row/Townhouse	0	-	-	-	1	-	-
Co-Operative Apartment	0	-	-	-	0	-	-
Detached Condominium	0	-	-	-	0	-	-
Co-Ownership Apartment	0	-	-	-	0	-	-

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Clarington

MARCH 2018

Types	Sales	Dollar Amount	Average Price	Median Price	New Listings	Active Listings	Avg SP/LP	Avg DOM
All Home Types	143	\$74,864,302	\$523,527	\$496,000	322	281	100%	15
Detached	86	\$49,822,690	\$579,334	\$542,000	237	222	99%	18
Semi-Detached	4	\$1,655,900	\$413,975	\$411,000	8	5	101%	10
Condominium Townhouse	4	\$1,524,600	\$381,150	\$373,100	8	8	100%	10
Condominium Apartment	9	\$2,980,270	\$331,141	\$316,500	16	18	99%	25
Link	17	\$8,245,442	\$485,026	\$490,000	22	11	101%	10
Att/Row/Townhouse	23	\$10,635,400	\$462,409	\$455,000	31	17	101%	9
Co-Operative Apartment	0	-	-	-	0	0	-	-
Detached Condominium	0	-	-	-	0	0	-	-
Co-Ownership Apartment	0	-	-	-	0	0	-	-

Clarington

YEAR-TO-DATE 2018

Types	Sales	Dollar Amount	Average Price	Median Price	New Listings	Avg SP/LP	Avg DOM
All Home Types	332	\$178,175,972	\$536,675	\$506,250	674	99%	22
Detached	217	\$128,125,489	\$590,440	\$560,000	490	98%	27
Semi-Detached	10	\$4,273,800	\$427,380	\$411,000	18	100%	12
Condominium Townhouse	8	\$3,023,100	\$377,888	\$365,600	16	100%	14
Condominium Apartment	20	\$6,390,351	\$319,518	\$310,000	31	98%	31
Link	29	\$14,438,932	\$497,894	\$496,000	50	100%	11
Att/Row/Townhouse	48	\$21,924,300	\$456,756	\$450,000	69	101%	10
Co-Operative Apartment	0	-	-	-	0	-	-
Detached Condominium	0	-	-	-	0	-	-
Co-Ownership Apartment	0	-	-	-	0	-	-

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Oshawa

MARCH 2018

Types	Sales	Dollar Amount	Average Price	Median Price	New Listings	Active Listings	Avg SP/LP	Avg DOM
All Home Types	239	\$123,296,343	\$515,884	\$490,000	474	425	99%	16
Detached	166	\$92,948,344	\$559,930	\$529,500	371	356	99%	17
Semi-Detached	28	\$11,562,199	\$412,936	\$415,000	35	21	101%	9
Condominium Townhouse	10	\$3,419,900	\$341,990	\$327,450	26	17	101%	9
Condominium Apartment	11	\$3,933,500	\$357,591	\$295,000	8	16	98%	31
Link	3	\$1,397,000	\$465,667	\$467,000	5	4	98%	17
Att/Row/Townhouse	21	\$10,035,400	\$477,876	\$485,000	29	11	100%	12
Co-Operative Apartment	0	-	-	-	0	0	-	-
Detached Condominium	0	-	-	-	0	0	-	-
Co-Ownership Apartment	0	-	-	-	0	0	-	-

Oshawa

YEAR-TO-DATE 2018

Types	Sales	Dollar Amount	Average Price	Median Price	New Listings	Avg SP/LP	Avg DOM
All Home Types	547	\$276,993,158	\$506,386	\$483,000	1,089	99%	20
Detached	381	\$211,827,878	\$555,979	\$529,000	848	99%	21
Semi-Detached	61	\$25,435,869	\$416,981	\$417,500	86	101%	12
Condominium Townhouse	37	\$11,700,500	\$316,230	\$305,000	54	100%	17
Condominium Apartment	25	\$8,070,011	\$322,800	\$273,511	34	98%	27
Link	7	\$3,254,000	\$464,857	\$467,000	9	98%	22
Att/Row/Townhouse	36	\$16,704,900	\$464,025	\$452,500	58	100%	16
Co-Operative Apartment	0	-	-	-	0	-	-
Detached Condominium	0	-	-	-	0	-	-
Co-Ownership Apartment	0	-	-	-	0	-	-

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Pickering

MARCH 2018

Types	Sales	Dollar Amount	Average Price	Median Price	New Listings	Active Listings	Avg SP/LP	Avg DOM
All Home Types	108	\$76,850,100	\$711,575	\$684,500	223	236	98%	19
Detached	61	\$51,600,500	\$845,910	\$783,000	137	150	97%	20
Semi-Detached	13	\$8,159,300	\$627,638	\$625,000	17	11	100%	13
Condominium Townhouse	13	\$5,635,500	\$433,500	\$424,000	23	19	98%	24
Condominium Apartment	11	\$5,507,800	\$500,709	\$425,000	21	16	99%	12
Link	0	-	-	-	1	3	-	-
Att/Row/Townhouse	10	\$5,947,000	\$594,700	\$597,000	24	37	99%	23
Co-Operative Apartment	0	-	-	-	0	0	-	-
Detached Condominium	0	-	-	-	0	0	-	-
Co-Ownership Apartment	0	-	-	-	0	0	-	-

Pickering

YEAR-TO-DATE 2018

Types	Sales	Dollar Amount	Average Price	Median Price	New Listings	Avg SP/LP	Avg DOM
All Home Types	237	\$161,300,818	\$680,594	\$646,000	520	98%	21
Detached	130	\$105,774,362	\$813,649	\$754,000	322	97%	22
Semi-Detached	23	\$14,167,800	\$615,991	\$615,000	37	99%	17
Condominium Townhouse	25	\$10,695,500	\$427,820	\$420,000	44	99%	24
Condominium Apartment	29	\$12,794,856	\$441,202	\$388,000	48	99%	17
Link	1	\$725,000	\$725,000	\$725,000	4	105%	2
Att/Row/Townhouse	29	\$17,143,300	\$591,148	\$585,000	65	99%	21
Co-Operative Apartment	0	-	-	-	0	-	-
Detached Condominium	0	-	-	-	0	-	-
Co-Ownership Apartment	0	-	-	-	0	-	-

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Scugog

MARCH 2018

Types	Sales	Dollar Amount	Average Price	Median Price	New Listings	Active Listings	Avg SP/LP	Avg DOM
All Home Types	29	\$19,899,000	\$686,172	\$570,000	52	63	95%	41
Detached	28	\$19,520,000	\$697,143	\$575,000	51	63	95%	42
Semi-Detached	1	\$379,000	\$379,000	\$379,000	1	0	95%	6
Condominium Townhouse	0	-	-	-	0	0	-	-
Condominium Apartment	0	-	-	-	0	0	-	-
Link	0	-	-	-	0	0	-	-
Att/Row/Townhouse	0	-	-	-	0	0	-	-
Co-Operative Apartment	0	-	-	-	0	0	-	-
Detached Condominium	0	-	-	-	0	0	-	-
Co-Ownership Apartment	0	-	-	-	0	0	-	-

Scugog

YEAR-TO-DATE 2018

Types	Sales	Dollar Amount	Average Price	Median Price	New Listings	Avg SP/LP	Avg DOM
All Home Types	50	\$32,433,400	\$648,668	\$572,500	110	96%	37
Detached	47	\$30,906,400	\$657,583	\$575,000	107	96%	39
Semi-Detached	1	\$379,000	\$379,000	\$379,000	1	95%	6
Condominium Townhouse	0	-	-	-	0	-	-
Condominium Apartment	0	-	-	-	0	-	-
Link	2	\$1,148,000	\$574,000	\$574,000	2	98%	12
Att/Row/Townhouse	0	-	-	-	0	-	-
Co-Operative Apartment	0	-	-	-	0	-	-
Detached Condominium	0	-	-	-	0	-	-
Co-Ownership Apartment	0	-	-	-	0	-	-

NOTES

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Uxbridge

MARCH 2018

Types	Sales	Dollar Amount	Average Price	Median Price	New Listings	Active Listings	Avg SP/LP	Avg DOM
All Home Types	23	\$18,352,500	\$797,935	\$740,000	52	92	96%	30
Detached	19	\$16,312,500	\$858,553	\$790,000	41	73	96%	28
Semi-Detached	0	-	-	-	0	0	-	-
Condominium Townhouse	0	-	-	-	3	6	-	-
Condominium Apartment	2	\$922,000	\$461,000	\$461,000	1	3	97%	37
Link	1	\$503,500	\$503,500	\$503,500	1	1	97%	21
Att/Row/Townhouse	1	\$614,500	\$614,500	\$614,500	6	9	98%	54
Co-Operative Apartment	0	-	-	-	0	0	-	-
Detached Condominium	0	-	-	-	0	0	-	-
Co-Ownership Apartment	0	-	-	-	0	0	-	-

Uxbridge

YEAR-TO-DATE 2018

Types	Sales	Dollar Amount	Average Price	Median Price	New Listings	Avg SP/LP	Avg DOM
All Home Types	64	\$48,422,800	\$756,606	\$690,450	137	96%	38
Detached	52	\$42,155,800	\$810,688	\$745,000	106	96%	35
Semi-Detached	0	-	-	-	0	-	-
Condominium Townhouse	4	\$2,097,000	\$524,250	\$518,500	11	96%	68
Condominium Apartment	3	\$1,302,000	\$434,000	\$450,000	7	98%	30
Link	1	\$503,500	\$503,500	\$503,500	2	97%	21
Att/Row/Townhouse	4	\$2,364,500	\$591,125	\$592,500	11	97%	52
Co-Operative Apartment	0	-	-	-	0	-	-
Detached Condominium	0	-	-	-	0	-	-
Co-Ownership Apartment	0	-	-	-	0	-	-

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Whitby

MARCH 2018

Types	Sales	Dollar Amount	Average Price	Median Price	New Listings	Active Listings	Avg SP/LP	Avg DOM
All Home Types	162	\$102,669,660	\$633,763	\$606,500	348	292	99%	17
Detached	98	\$70,399,510	\$718,362	\$665,000	235	206	99%	17
Semi-Detached	7	\$3,872,000	\$553,143	\$550,000	7	4	99%	13
Condominium Townhouse	8	\$3,503,400	\$437,925	\$438,750	16	11	102%	15
Condominium Apartment	14	\$5,905,450	\$421,818	\$410,000	17	14	100%	15
Link	7	\$4,000,900	\$571,557	\$588,000	11	12	99%	22
Att/Row/Townhouse	28	\$14,988,400	\$535,300	\$532,500	62	45	100%	15
Co-Operative Apartment	0	-	-	-	0	0	-	-
Detached Condominium	0	-	-	-	0	0	-	-
Co-Ownership Apartment	0	-	-	-	0	0	-	-

Whitby

YEAR-TO-DATE 2018

Types	Sales	Dollar Amount	Average Price	Median Price	New Listings	Avg SP/LP	Avg DOM
All Home Types	345	\$222,691,309	\$645,482	\$610,000	715	98%	24
Detached	221	\$160,978,059	\$728,408	\$682,500	482	98%	25
Semi-Detached	11	\$5,967,000	\$542,455	\$545,000	18	100%	11
Condominium Townhouse	17	\$7,317,750	\$430,456	\$420,000	32	100%	23
Condominium Apartment	26	\$10,586,550	\$407,175	\$391,900	38	100%	23
Link	8	\$4,497,650	\$562,206	\$575,500	27	99%	28
Att/Row/Townhouse	62	\$33,344,300	\$537,811	\$535,000	118	99%	21
Co-Operative Apartment	0	-	-	-	0	-	-
Detached Condominium	0	-	-	-	0	-	-
Co-Ownership Apartment	0	-	-	-	0	-	-

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2018 Durham Region Statistics

Month	Sales	Avg. Price (\$)
January	470	578,645
February	604	591,404
March	846	598,412
April		
May		
June		
July		
August		
September		
October		
November		
December		
YTD	1,918	591,078

10-Year Historical Statistics

Year	Sales	Avg. Price (\$)
2006	9,157	257,850
2007	9,978	269,600
2008	8,563	273,370
2009	9,162	278,246
2010	9,242	299,448
2011	9,806	317,024
2012	10,549	335,991
2013	10,312	357,529
2014	10,841	391,692
2015	11,848	442,082
2016	12,654	533,828

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).