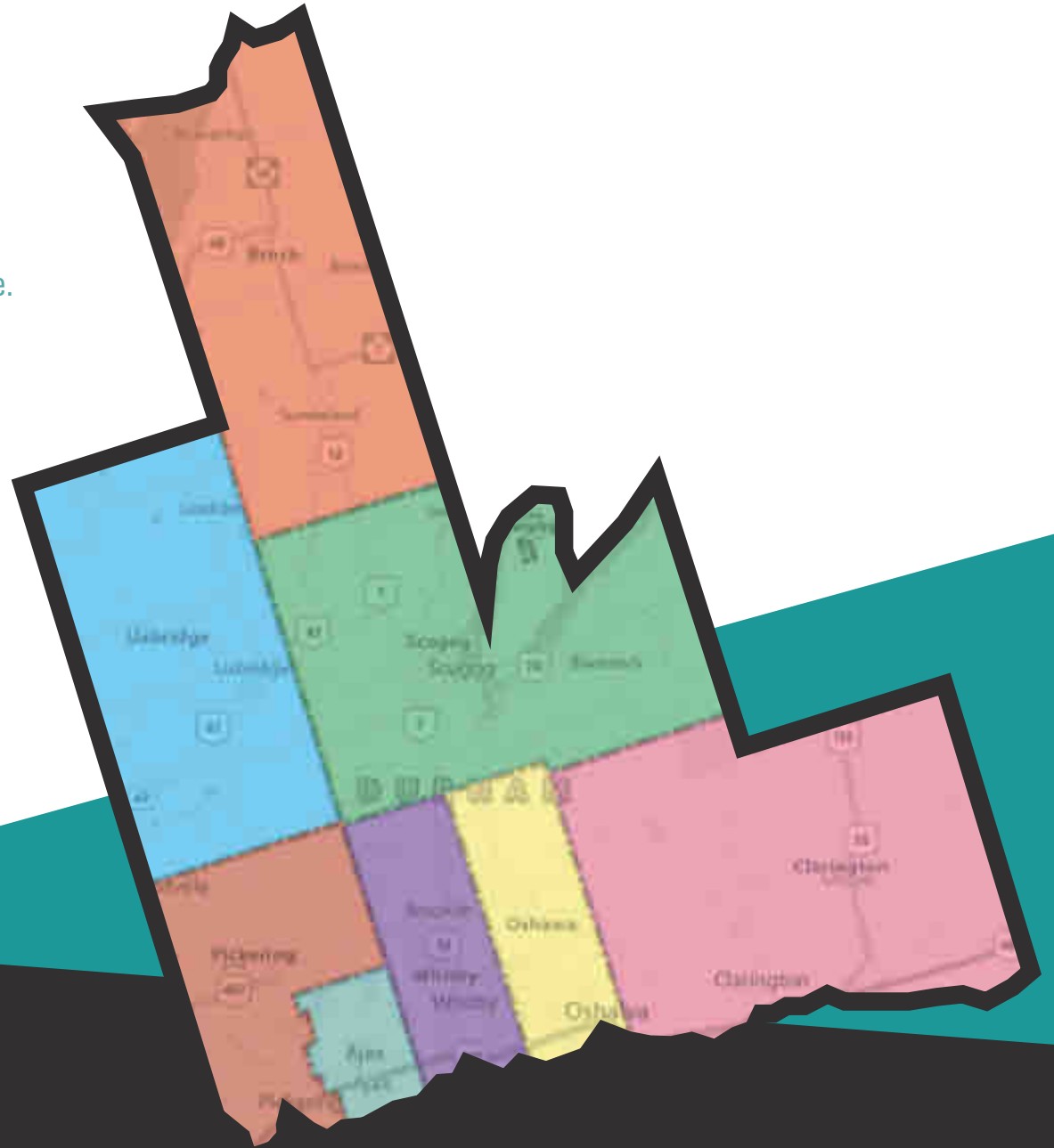


Durham REALTORS®, we work where you live.

# HOUSING REPORT

DECEMBER 2020



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## Economic Indicators

Real GDP Growth<sup>1</sup>  
Q3 2020 ▲ 40.6%

Inflation (Yr./Yr. CPI Growth)<sup>2</sup>  
Nov 2020 ▲ 1.0%

Bank of Canada Overnight Rate<sup>3</sup>  
Dec 2020 — 0.25%

Prime Rate<sup>4</sup>  
Dec 2020 — 2.95%

Mortgage Rates (Nov 2020)  
Chartered Bank Fixed Rates

1 Year	—	3.09%
3 Year	▼	3.49%
5 Year	—	4.79%

### Sources & Notes:

<sup>1</sup> Statistics Canada, quarter-over-quarter growth, annualized.

<sup>2</sup> Statistics Canada, year-over-year growth for the most recent reported month

<sup>3</sup> Bank of Canada, rate from most recent announcement

<sup>4</sup> 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 REGION ENDS THE YEAR WITH A 49 PER CENT INCREASE OF RESIDENTIAL TRANSACTIONS

The Durham Region Association of REALTORS® (DRAR) President Michael Watson reported 773 residential transactions in December representing a 49 per cent increase from the same time last year in Durham Region. The number of new listings in December reached 624, a 46 per cent increase from December 2019.

The average selling price in Durham Region for all home types increased by 22 per cent from December 2019 reaching \$778,037. The MLS® Home Price Index Benchmark price in Durham Region was \$703,600.

“It is anticipated to see the market slow down during the winter as many homebuyers and sellers wait for the spring and summer markets,” stated DRAR President Michael Watson. “The number of listings decreased by 40 per cent in December when compared to the number of listings reported in November 2020.”

Durham Region experienced 12,917 residential transactions year-to-date in 2020 representing a significant 21 per cent increase from 2019. Despite the unprecedented year and uncertainty surrounding the economy, Durham Region’s housing market recovered quickly following the initial lockdown announcement and market slowdown in April.

“The strong demand during the spring market pushed a fast recovery for Durham’s housing market. Record residential sales were reported on a monthly basis,” said Watson. “Digital marketing tools and virtual open houses allowed for safe interactions as the demand for homeownership remained strong. Low borrowing costs will continue to fuel the housing market recovery.”

Durham Region remains an ideal location for homebuyers with a wide variety of areas and housing options. It is important to note low inventory will continue to drive competition between buyers. The months of inventory reported in December 2020 was 0.4. The next 12 months will continue to impact the housing market recovery with the slow re-opening of the economy.

“Realtor members of the community are encouraged to continue to practice safe health and safety measures while using virtual marketing tools available to them. As leaders in the community, we must continue to stop the spread of COVID-19.”

**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](http://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/Town-house	Condo Apt.	Link	Attached Row
Durham	\$778,037	\$868,916	\$667,938	\$532,647	\$441,927	\$697,554	\$706,152
Ajax	\$836,365	\$924,476	\$777,500	\$613,589	\$437,000	\$760,000	\$756,444
Brock	\$609,210	\$665,612	-	\$369,500	-	-	-
Clarington	\$735,207	\$787,548	\$580,600	\$513,000	\$443,582	\$689,900	\$651,306
Oshawa	\$649,053	\$723,695	\$593,462	\$468,557	\$285,440	\$652,633	\$635,305
Pickering	\$898,033	\$1,136,010	\$789,711	\$598,724	\$495,860	-	\$746,491
Scugog	\$878,455	\$912,250	\$540,500	-	-	-	-
Uxbridge	\$1,012,895	\$1,012,895	-	-	-	-	-
Whitby	\$848,501	\$945,846	\$766,100	\$604,714	\$552,714	\$760,500	\$729,844

# December Highlights

Area	NUMBER OF LISTINGS					NUMBER OF SALES				MOI	SNLR	DOM	SP/LP
	New	Active	YTD	PYTD	% + / -	Month	YTD	PYTD	% + / -				
Durham	624	286	16,876	18,656	-10%	773	12,917	10,623	22%	0.4	123.9%	13	107%
Ajax	100	26	2,396	2,841	-16%	123	1,911	1,752	9%	0.2	123.0%	10	107%
Brock	18	13	349	441	-21%	21	269	210	28%	0.6	116.7%	17	103%
Clarington	96	51	3,027	3,373	-10%	127	2,300	1,874	23%	0.4	132.3%	14	107%
Oshawa	184	72	4,640	4,957	-6%	213	3,651	2,849	28%	0.3	115.76%	10	110%
Pickering	91	40	2,296	2,319	-1%	117	1,625	1,344	21%	0.3	128.57%	15	104%
Scugog	12	21	537	600	-11%	22	377	288	31%	1.0	183.33%	37	98%
Uxbridge	14	28	553	670	-17%	15	395	348	14%	1.9	107.14%	23	100%
Whitby	109	35	3,078	3,455	-11%	135	2,389	1,958	22%	0.3	123.85%	10	107%

Area	DOLLAR VOLUME				AVG SELLING PRICE				MEDIAN	
	Month	YTD	PYTD	% + / -	Month	YTD	PYTD	% + / -	Month	YTD
Durham	\$601,422,654	\$9,131,193,227	\$6,493,237,448	41%	\$778,037	\$706,913	\$611,243	16%	\$741,000	\$670,000
Ajax	\$102,872,841	\$1,449,887,631	\$1,163,997,874	25%	\$836,365	\$758,706	\$664,382	14%	\$780,000	\$737,000
Brock	\$12,793,400	\$161,903,581	\$109,427,326	48%	\$609,210	\$601,872	\$521,083	16%	\$695,000	\$560,000
Clarington	\$93,371,293	\$1,516,534,208	\$1,059,122,074	43%	\$735,207	\$659,363	\$565,167	17%	\$705,000	\$625,000
Oshawa	\$138,248,296	\$2,175,604,470	\$1,451,180,659	50%	\$649,053	\$595,893	\$509,365	17%	\$650,000	\$579,500
Pickering	\$105,069,820	\$1,310,318,582	\$939,460,498	39%	\$898,033	\$806,350	\$699,003	15%	\$801,000	\$745,000
Scugog	\$19,326,000	\$302,210,886	\$189,100,938	60%	\$878,455	\$801,620	\$656,600	22%	\$770,000	\$710,000
Uxbridge	\$15,193,424	\$373,218,450	\$279,570,651	33%	\$1,012,895	\$944,857	\$803,364	18%	\$951,500	\$836,649
Whitby	\$114,547,580	\$1,841,515,419	\$1,301,377,428	42%	\$848,501	\$770,831	\$664,646	16%	\$801,000	\$735,000



Types	Sales	Dollar Amount	Average Price	Median Price	New Listings	Active Listings	Avg SP/LP	Avg DOM
All Home Types	773	\$601,422,654	\$778,037	\$741,000	624	286	107%	13
Detached	498	\$432,719,969	\$868,916	\$825,000	389	198	106%	14
Semi-Detached	48	\$32,061,012	\$667,938	\$652,500	38	6	111%	8
Condominium Townhouse	67	\$35,687,372	\$532,647	\$550,000	54	14	108%	10
Condominium Apartment	44	\$19,444,790	\$441,927	\$430,000	36	49	101%	21
Link	13	\$9,068,200	\$697,554	\$705,000	12	0	116%	5
Att/Row/Townhouse	101	\$71,321,311	\$706,152	\$715,000	93	19	110%	7
Co-Operative Apartment	0	-	-	-	0	0	-	-
Detached Condominium	2	\$1,120,000	\$560,000	\$560,000	2	0	112%	3
Co-Ownership Apartment	0	-	-	-	0	0	-	-

## Durham Region

## YEAR-TO-DATE 2020

Types	Sales	Dollar Amount	Average Price	Median Price	New Listings	Avg SP/LP	Avg DOM
All Home Types	12,917	\$9,131,193,227	\$706,913	\$670,000	16,876	102%	15
Detached	8,781	\$6,825,812,936	\$777,285	\$740,000	11,681	102%	16
Semi-Detached	830	\$485,803,043	\$585,305	\$565,000	971	106%	10
Condominium Townhouse	884	\$440,778,409	\$498,574	\$510,000	1,111	104%	15
Condominium Apartment	662	\$281,206,475	\$424,405	\$420,000	933	100%	21
Link	205	\$128,399,157	\$626,337	\$625,000	243	106%	10
Att/Row/Townhouse	1,544	\$963,587,207	\$624,106	\$625,000	1,929	104%	12
Co-Operative Apartment	0	-	-	-	0	-	-
Detached Condominium	6	\$3,235,000	\$539,167	\$540,000	8	104%	7
Co-Ownership Apartment	0	-	-	-	0	-	-

## NOTES

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Types	Sales	Dollar Amount	Average Price	Median Price	New Listings	Active Listings	Avg SP/LP	Avg DOM
All Home Types	123	\$102,872,841	\$836,365	\$780,000	100	26	107%	10
Detached	79	\$73,033,610	\$924,476	\$877,000	63	18	107%	11
Semi-Detached	7	\$5,442,500	\$777,500	\$780,000	7	2	108%	3
Condominium Townhouse	9	\$5,522,300	\$613,589	\$622,000	5	2	111%	12
Condominium Apartment	6	\$2,622,001	\$437,000	\$443,501	2	3	105%	25
Link	1	\$760,000	\$760,000	\$760,000	1	0	114%	6
Att/Row/Townhouse	19	\$14,372,430	\$756,444	\$762,800	20	1	109%	5
Co-Operative Apartment	0	-	-	-	0	0	-	-
Detached Condominium	2	\$1,120,000	\$560,000	\$560,000	2	0	112%	3
Co-Ownership Apartment	0	-	-	-	0	0	-	-

Types	Sales	Dollar Amount	Average Price	Median Price	New Listings	Avg SP/LP	Avg DOM
All Home Types	1,911	\$1,449,887,631	\$758,706	\$737,000	2,396	103%	12
Detached	1,226	\$1,020,580,799	\$832,448	\$812,750	1,538	103%	12
Semi-Detached	137	\$94,140,549	\$687,157	\$690,000	168	104%	10
Condominium Townhouse	120	\$67,069,105	\$558,092	\$570,000	142	105%	15
Condominium Apartment	70	\$30,513,351	\$435,905	\$421,250	105	101%	15
Link	21	\$14,127,500	\$672,738	\$672,000	26	107%	10
Att/Row/Townhouse	330	\$219,761,327	\$665,943	\$661,250	409	104%	11
Co-Operative Apartment	0	-	-	-	0	-	-
Detached Condominium	6	\$3,235,000	\$539,167	\$540,000	8	104%	7
Co-Ownership Apartment	0	-	-	-	0	-	-

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Types	Sales	Dollar Amount	Average Price	Median Price	New Listings	Active Listings	Avg SP/LP	Avg DOM
All Home Types	21	\$12,793,400	\$609,210	\$695,000	18	13	103%	17
Detached	17	\$11,315,400	\$665,612	\$700,000	16	13	103%	14
Semi-Detached	0	-	-	-	0	0	-	-
Condominium Townhouse	4	\$1,478,000	\$369,500	\$359,000	2	0	103%	29
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	-	-

Types	Sales	Dollar Amount	Average Price	Median Price	New Listings	Avg SP/LP	Avg DOM
All Home Types	269	\$161,903,581	\$601,872	\$560,000	349	99%	28
Detached	257	\$156,978,181	\$610,810	\$565,000	336	99%	28
Semi-Detached	2	\$830,000	\$415,000	\$415,000	2	98%	12
Condominium Townhouse	9	\$3,534,400	\$392,711	\$363,000	10	100%	33
Condominium Apartment	0	-	-	-	0	-	-
Link	1	\$561,000	\$561,000	\$561,000	1	112%	8
Att/Row/Townhouse	0	-	-	-	0	-	-
Co-Operative Apartment	0	-	-	-	0	-	-
Detached Condominium	0	-	-	-	0	-	-
Co-Ownership Apartment	0	-	-	-	0	-	-

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Types	Sales	Dollar Amount	Average Price	Median Price	New Listings	Active Listings	Avg SP/LP	Avg DOM
All Home Types	127	\$93,371,293	\$735,207	\$705,000	96	51	107%	14
Detached	90	\$70,879,303	\$787,548	\$767,495	69	41	106%	17
Semi-Detached	5	\$2,903,000	\$580,600	\$601,000	1	0	113%	14
Condominium Townhouse	2	\$1,026,000	\$513,000	\$513,000	1	0	109%	16
Condominium Apartment	6	\$2,661,490	\$443,582	\$447,995	2	5	101%	12
Link	7	\$4,829,300	\$689,900	\$705,000	6	0	121%	6
Att/Row/Townhouse	17	\$11,072,200	\$651,306	\$648,500	17	5	111%	6
Co-Operative Apartment	0	-	-	-	0	0	-	-
Detached Condominium	0	-	-	-	0	0	-	-
Co-Ownership Apartment	0	-	-	-	0	0	-	-

## Clarington

## YEAR-TO-DATE 2020

Types	Sales	Dollar Amount	Average Price	Median Price	New Listings	Avg SP/LP	Avg DOM
All Home Types	2,300	\$1,516,534,208	\$659,363	\$625,000	3,027	102%	16
Detached	1,643	\$1,175,114,266	\$715,012	\$680,000	2,206	102%	17
Semi-Detached	68	\$35,004,300	\$514,769	\$513,000	77	106%	13
Condominium Townhouse	54	\$27,470,710	\$508,717	\$450,000	71	104%	15
Condominium Apartment	151	\$61,857,081	\$409,650	\$395,000	210	100%	23
Link	95	\$56,968,698	\$599,671	\$599,000	106	106%	12
Att/Row/Townhouse	287	\$159,039,153	\$554,143	\$550,000	357	104%	12
Co-Operative Apartment	0	-	-	-	0	-	-
Detached Condominium	0	-	-	-	0	-	-
Co-Ownership Apartment	0	-	-	-	0	-	-

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Types	Sales	Dollar Amount	Average Price	Median Price	New Listings	Active Listings	Avg SP/LP	Avg DOM
All Home Types	213	\$138,248,296	\$649,053	\$650,000	184	72	110%	10
Detached	133	\$96,251,451	\$723,695	\$726,000	110	28	110%	9
Semi-Detached	21	\$12,462,712	\$593,462	\$582,339	18	2	117%	7
Condominium Townhouse	27	\$12,651,034	\$468,557	\$485,000	21	5	106%	8
Condominium Apartment	10	\$2,854,399	\$285,440	\$322,500	15	30	106%	25
Link	3	\$1,957,900	\$652,633	\$652,800	3	0	111%	4
Att/Row/Townhouse	19	\$12,070,800	\$635,305	\$650,000	17	7	111%	7
Co-Operative Apartment	0	-	-	-	0	0	-	-
Detached Condominium	0	-	-	-	0	0	-	-
Co-Ownership Apartment	0	-	-	-	0	0	-	-

## Oshawa

## YEAR-TO-DATE 2020

Types	Sales	Dollar Amount	Average Price	Median Price	New Listings	Avg SP/LP	Avg DOM
All Home Types	3,651	\$2,175,604,470	\$595,893	\$579,500	4,640	104%	14
Detached	2,510	\$1,636,304,974	\$651,914	\$630,000	3,234	103%	13
Semi-Detached	411	\$210,938,925	\$513,233	\$515,000	468	108%	9
Condominium Townhouse	295	\$125,740,580	\$426,239	\$426,000	354	104%	15
Condominium Apartment	145	\$42,235,078	\$290,473	\$295,250	221	100%	27
Link	29	\$15,631,900	\$539,031	\$525,000	35	105%	8
Att/Row/Townhouse	260	\$144,579,013	\$556,073	\$553,500	328	104%	14
Co-Operative Apartment	0	-	-	-	0	-	-
Detached Condominium	0	-	-	-	0	-	-
Co-Ownership Apartment	0	-	-	-	0	-	-

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Types	Sales	Dollar Amount	Average Price	Median Price	New Listings	Active Listings	Avg SP/LP	Avg DOM
All Home Types	117	\$105,069,820	\$898,033	\$801,000	91	40	104%	15
Detached	61	\$69,296,601	\$1,136,010	\$999,500	48	26	104%	15
Semi-Detached	9	\$7,107,400	\$789,711	\$777,000	6	0	107%	10
Condominium Townhouse	18	\$10,777,039	\$598,724	\$598,000	19	6	107%	10
Condominium Apartment	15	\$7,437,900	\$495,860	\$435,000	9	7	99%	26
Link	0	-	-	-	0	0	-	-
Att/Row/Townhouse	14	\$10,450,880	\$746,491	\$749,000	9	1	106%	13
Co-Operative Apartment	0	-	-	-	0	0	-	-
Detached Condominium	0	-	-	-	0	0	-	-
Co-Ownership Apartment	0	-	-	-	0	0	-	-

## Pickering

## YEAR-TO-DATE 2020

Types	Sales	Dollar Amount	Average Price	Median Price	New Listings	Avg SP/LP	Avg DOM
All Home Types	1,625	\$1,310,318,582	\$806,350	\$745,000	2,296	102%	16
Detached	837	\$830,528,910	\$992,269	\$891,000	1,234	101%	17
Semi-Detached	119	\$85,448,936	\$718,058	\$717,500	135	106%	11
Condominium Townhouse	262	\$143,743,715	\$548,640	\$544,950	363	103%	14
Condominium Apartment	167	\$84,610,086	\$506,647	\$470,000	238	100%	19
Link	10	\$6,882,000	\$688,200	\$682,500	18	102%	10
Att/Row/Townhouse	230	\$159,104,935	\$691,761	\$691,500	308	103%	14
Co-Operative Apartment	0	-	-	-	0	-	-
Detached Condominium	0	-	-	-	0	-	-
Co-Ownership Apartment	0	-	-	-	0	-	-

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Types	Sales	Dollar Amount	Average Price	Median Price	New Listings	Active Listings	Avg SP/LP	Avg DOM
All Home Types	22	\$19,326,000	\$878,455	\$770,000	12	21	98%	37
Detached	20	\$18,245,000	\$912,250	\$837,500	9	19	98%	40
Semi-Detached	2	\$1,081,000	\$540,500	\$540,500	1	0	101%	5
Condominium Townhouse	0	-	-	-	0	0	-	-
Condominium Apartment	0	-	-	-	0	0	-	-
Link	0	-	-	-	0	0	-	-
Att/Row/Townhouse	0	-	-	-	2	2	-	-
Co-Operative Apartment	0	-	-	-	0	0	-	-
Detached Condominium	0	-	-	-	0	0	-	-
Co-Ownership Apartment	0	-	-	-	0	0	-	-

## Scugog

## YEAR-TO-DATE 2020

Types	Sales	Dollar Amount	Average Price	Median Price	New Listings	Avg SP/LP	Avg DOM
All Home Types	377	\$302,210,886	\$801,620	\$710,000	537	98%	31
Detached	364	\$295,398,586	\$811,535	\$716,500	510	98%	32
Semi-Detached	11	\$5,650,300	\$513,664	\$510,300	11	103%	9
Condominium Townhouse	0	-	-	-	0	-	-
Condominium Apartment	2	\$1,162,000	\$581,000	\$581,000	2	102%	5
Link	0	-	-	-	0	-	-
Att/Row/Townhouse	0	-	-	-	14	-	-
Co-Operative Apartment	0	-	-	-	0	-	-
Detached Condominium	0	-	-	-	0	-	-
Co-Ownership Apartment	0	-	-	-	0	-	-

## NOTES

1 - Sales, dollar volume, average sale prices and median sale prices are based on firm transactions entered into the MLS® system between the first and last day of the month/period being reported.

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Types	Sales	Dollar Amount	Average Price	Median Price	New Listings	Active Listings	Avg SP/LP	Avg DOM
All Home Types	15	\$15,193,424	\$1,012,895	\$951,500	14	28	100%	23
Detached	15	\$15,193,424	\$1,012,895	\$951,500	14	27	100%	23
Semi-Detached	0	-	-	-	0	0	-	-
Condominium Townhouse	0	-	-	-	0	0	-	-
Condominium Apartment	0	-	-	-	0	1	-	-
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	-	-

Types	Sales	Dollar Amount	Average Price	Median Price	New Listings	Avg SP/LP	Avg DOM
All Home Types	395	\$373,218,450	\$944,857	\$836,649	553	98%	30
Detached	331	\$338,962,198	\$1,024,055	\$885,500	470	98%	31
Semi-Detached	10	\$5,827,533	\$582,753	\$587,767	12	101%	12
Condominium Townhouse	19	\$9,537,600	\$501,979	\$395,000	24	101%	28
Condominium Apartment	14	\$5,949,470	\$424,962	\$415,495	24	100%	26
Link	5	\$3,212,000	\$642,400	\$637,000	5	104%	6
Att/Row/Townhouse	16	\$9,729,649	\$608,103	\$598,000	18	102%	14
Co-Operative Apartment	0	-	-	-	0	-	-
Detached Condominium	0	-	-	-	0	-	-
Co-Ownership Apartment	0	-	-	-	0	-	-

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Types	Sales	Dollar Amount	Average Price	Median Price	New Listings	Active Listings	Avg SP/LP	Avg DOM
All Home Types	135	\$114,547,580	\$848,501	\$801,000	109	35	107%	10
Detached	83	\$78,505,180	\$945,846	\$902,000	60	26	105%	13
Semi-Detached	4	\$3,064,400	\$766,100	\$761,000	5	2	106%	14
Condominium Townhouse	7	\$4,232,999	\$604,714	\$600,000	6	1	115%	5
Condominium Apartment	7	\$3,869,000	\$552,714	\$510,000	8	3	101%	8
Link	2	\$1,521,000	\$760,500	\$760,500	2	0	113%	4
Att/Row/Townhouse	32	\$23,355,001	\$729,844	\$730,000	28	3	111%	5
Co-Operative Apartment	0	-	-	-	0	0	-	-
Detached Condominium	0	-	-	-	0	0	-	-
Co-Ownership Apartment	0	-	-	-	0	0	-	-

## Whitby

## YEAR-TO-DATE 2020

Types	Sales	Dollar Amount	Average Price	Median Price	New Listings	Avg SP/LP	Avg DOM
All Home Types	2,389	\$1,841,515,419	\$770,831	\$735,000	3,078	102%	13
Detached	1,613	\$1,371,945,022	\$850,555	\$805,000	2,153	102%	14
Semi-Detached	72	\$47,962,500	\$666,146	\$657,500	98	105%	11
Condominium Townhouse	125	\$63,682,299	\$509,458	\$505,000	147	104%	13
Condominium Apartment	113	\$54,879,409	\$485,658	\$471,000	133	100%	15
Link	44	\$31,016,059	\$704,910	\$701,000	52	106%	7
Att/Row/Townhouse	421	\$271,373,130	\$644,621	\$640,000	495	105%	10
Co-Operative Apartment	0	-	-	-	0	-	-
Detached Condominium	0	-	-	-	0	-	-
Co-Ownership Apartment	0	-	-	-	0	-	-

## NOTES

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## 2020 Durham Region Statistics

Month	Sales	Avg. Price (\$)
January	586	655,781
February	890	657,788
March	1,101	656,211
April	513	612,563
May	770	651,590
June	1,281	685,655
July	1,583	709,640
August	1,515	734,136
September	1,492	734,038
October	1,377	740,436
November	1,088	762,739
December	773	778,037
<b>YTD</b>	<b>12,917</b>	<b>706,913</b>

## 10-Year Historical Statistics

Year	Sales	Avg. Price (\$)
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
2017	11,136	628,005
2018	8,941	593,902
2019	10,634	611,342

### 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).

