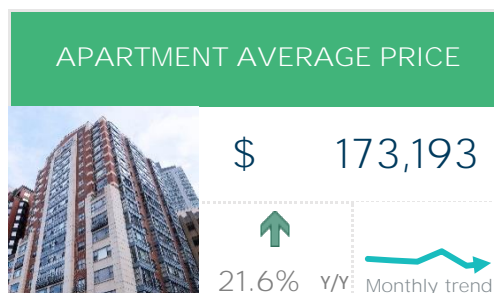
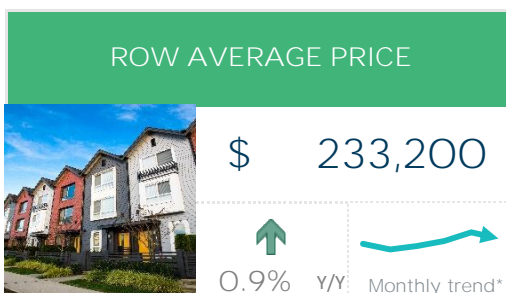
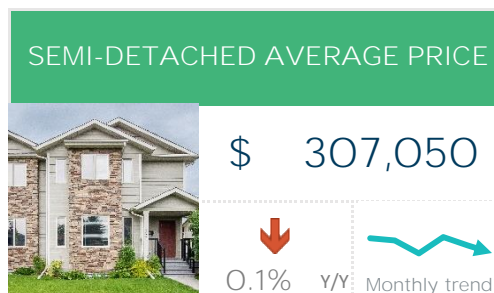
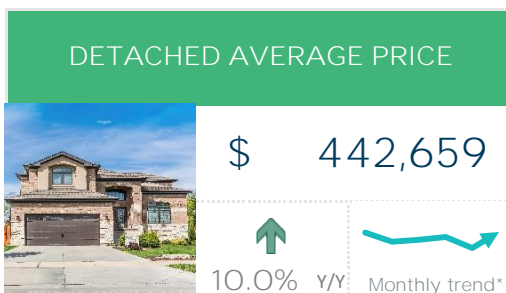
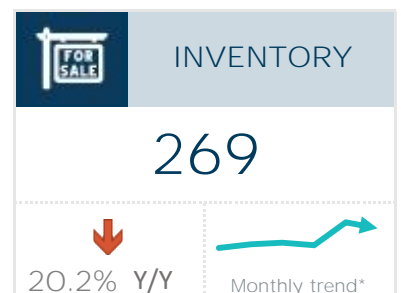
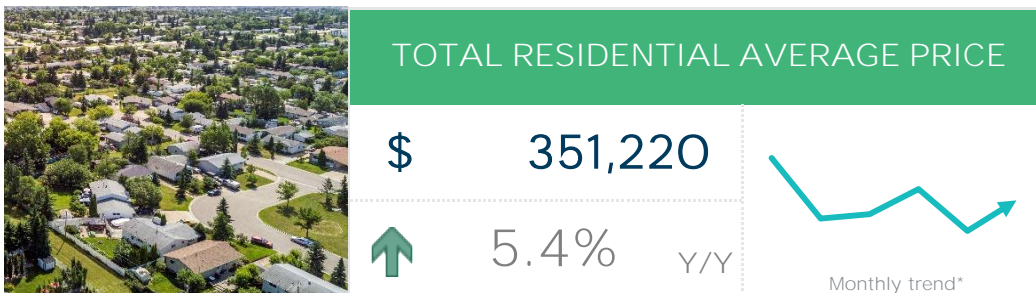
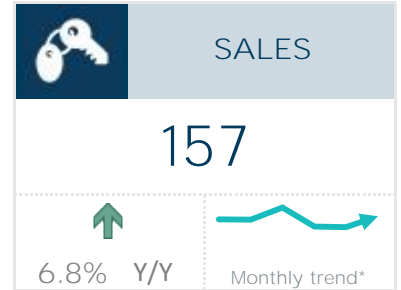


March 2024

Market Trend Summary

Sales in March rose, contributing to a year-to-date gain of over four per cent. This month, we recorded 208 new listings and 157 sales, pushing the sales to new listings ratio up to 75 per cent. This prevented any significant change in inventory levels, which are currently below 300 units - the lowest for the month of March since 2007.

The months of supply in March fell below two, adding upwards pressure on home prices. So far this year, the average price in the city has reached \$347,293, nearly 11 per cent higher than last year's levels. Prices have increased across all property types, with year-to-date gains ranging from a low of five per cent for row properties to a high of 20 per cent for apartment-style products.



March 2024

March 2024

	Sales		New Listings		Inventory		S/NL	Months of Supply		Average Price	
	Actual	Y/Y%	Actual	Y/Y%	Actual	Y/Y%	Ratio	Actual	Y/Y%	Actual	Y/Y%
Detached	88	-1%	131	-11%	164	-26%	67%	1.86	-26%	\$442,659	10%
Semi	20	11%	19	-5%	22	-4%	105%	1.10	-14%	\$307,050	0%
Row	26	18%	32	-9%	36	-20%	81%	1.38	-32%	\$233,200	1%
Apartment	23	28%	26	8%	47	2%	88%	2.04	-20%	\$173,193	22%
Total Residential	157	7%	208	-8%	269	-20%	75%	1.71	-25%	\$351,220	5%

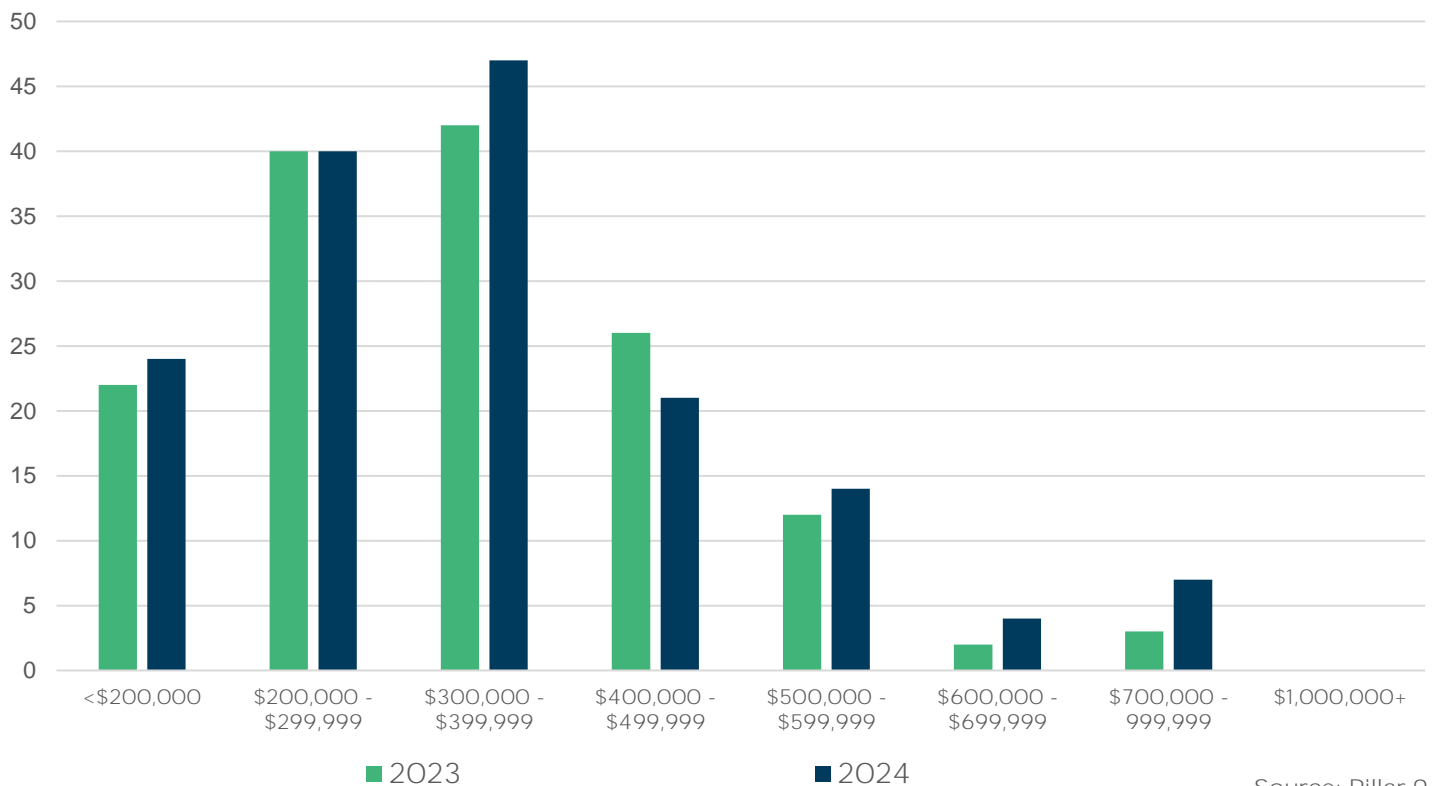
Year-to-Date

March 2024

	Sales		New Listings		Inventory		S/NL	Months of Supply		Average Price	
	Actual	Y/Y%	Actual	Y/Y%	Actual	Y/Y%	Ratio	Actual	Y/Y%	Actual	Y/Y%
Detached	206	1%	306	-11%	154	-21%	67%	2.25	-22%	\$423,816	11%
Semi	50	39%	53	13%	23	-12%	94%	1.36	-36%	\$309,550	10%
Row	55	-10%	80	3%	29	-32%	69%	1.60	-25%	\$233,253	5%
Apartment	46	7%	76	23%	43	-7%	61%	2.80	-13%	\$181,980	20%
Total Residential	357	4%	515	-3%	249	-20%	69%	2.10	-23%	\$347,293	11%

Residential Sales by Price Range

March



Source: Pillar 9