

Local Market Update – June 2022

A Research Tool Provided by ITSO.



Simcoe County

Area

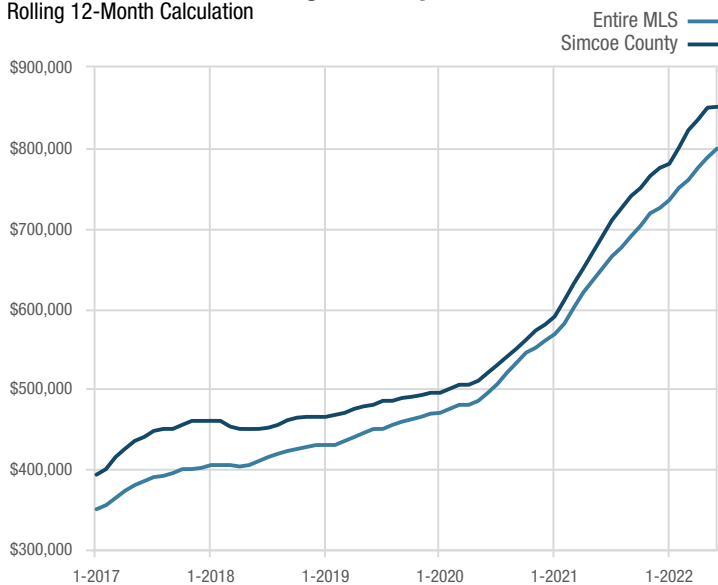
Single Family	June			Year to Date		
	2021	2022	% Change	Thru 6-2021	Thru 6-2022	% Change
Key Metrics						
New Listings	1,096	1,399	+ 27.6%	6,244	6,552	+ 4.9%
Sales	779	397	- 49.0%	4,591	2,910	- 36.6%
Days on Market Until Sale	13	18	+ 38.5%	12	12	0.0%
Median Sales Price*	\$765,000	\$815,000	+ 6.5%	\$760,000	\$925,000	+ 21.7%
Average Sales Price*	\$852,114	\$881,654	+ 3.5%	\$826,105	\$1,003,988	+ 21.5%
Percent of List Price Received*	105.4%	98.5%	- 6.5%	107.7%	107.4%	- 0.3%
Inventory of Homes for Sale	739	1,562	+ 111.4%	—	—	—
Months Supply of Inventory	1.0	3.1	+ 210.0%	—	—	—

Townhouse/Condo	June			Year to Date		
	2021	2022	% Change	Thru 6-2021	Thru 6-2022	% Change
Key Metrics						
New Listings	248	340	+ 37.1%	1,555	1,628	+ 4.7%
Sales	171	115	- 32.7%	1,242	839	- 32.4%
Days on Market Until Sale	13	19	+ 46.2%	14	13	- 7.1%
Median Sales Price*	\$565,000	\$650,000	+ 15.0%	\$576,250	\$700,000	+ 21.5%
Average Sales Price*	\$578,801	\$659,340	+ 13.9%	\$575,443	\$710,948	+ 23.5%
Percent of List Price Received*	104.6%	98.4%	- 5.9%	107.5%	107.1%	- 0.4%
Inventory of Homes for Sale	170	379	+ 122.9%	—	—	—
Months Supply of Inventory	0.8	2.7	+ 237.5%	—	—	—

* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

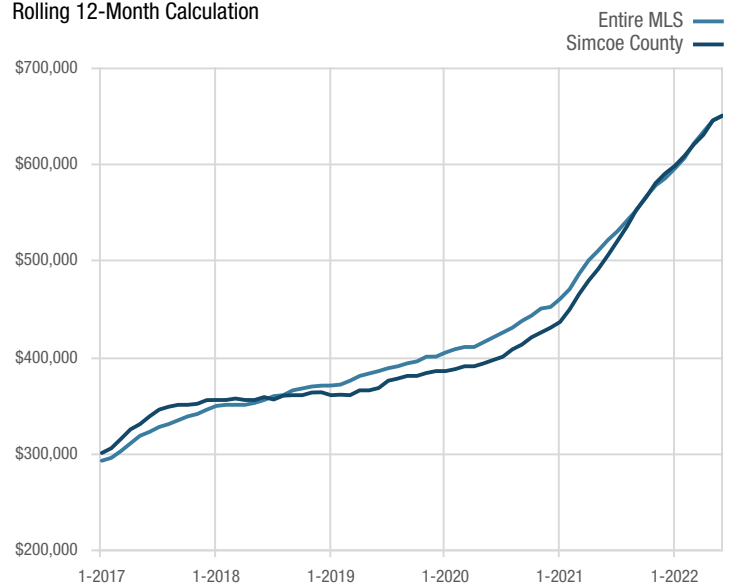
Median Sales Price - Single-Family

Rolling 12-Month Calculation



Median Sales Price - Townhouse/Condo

Rolling 12-Month Calculation



A rolling 12-month calculation represents the current month and the 11 months prior in a single data point. If no activity occurred during a month, the line extends to the next available data point.