

Market Watch by the Numbers

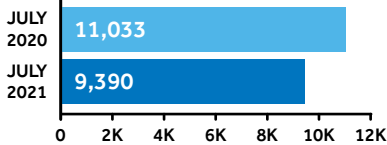
July 2021



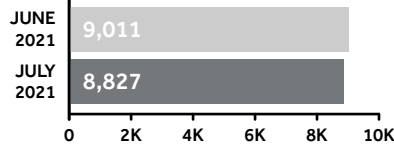
SOLD! Total Residential Transactions

There were 9,390 sales in July 2021, down by 14.9 per cent compared to July 2020. On a seasonally adjusted basis, TRREB MLS® Sales were down by 2.0 per cent compared to June 2021.

Year-Over-Year



Seasonally Adjusted*



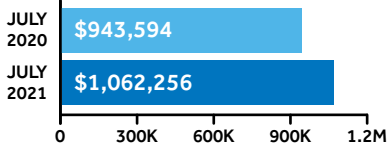
“ First-time buyers, many of whom were slower to benefit from the initial recovery phase, remain very active in the marketplace. ”

– Kevin Crigger, TRREB President

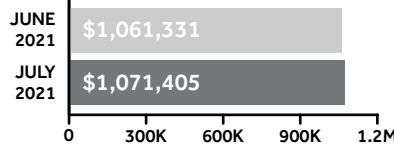
\$ Average Selling Price

The average selling price in July 2021 was \$1,062,256 up by 12.6 per cent year-over-year. On a seasonally adjusted basis, the average selling price was up by 0.9 per cent over June 2021.

Year-Over-Year



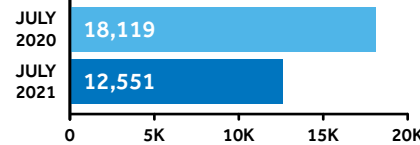
Seasonally Adjusted*



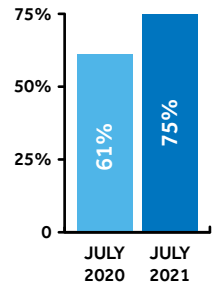
FOR SALE Total New Listings

There were 12,551 homes listed in July 2021, down by 30.7 per cent year-over-year.

Year-Over-Year



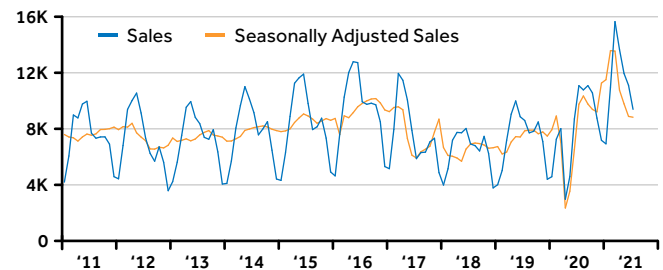
Sales-to-New Listings Ratio



“ Policymakers at all levels must pursue a coordinated effort to bring on a greater diversity of supply in major metropolitan areas. ”

– John DiMichele, TRREB CEO

Seasonally Adjusted Figures



What is Seasonal Adjustment?

Seasonality refers to a monthly (or quarterly) pattern that occurs in roughly the same manner from one year to the next, e.g., sales are highest in the spring and lowest in the winter each year.

*Preliminary seasonal adjustment undertaken by CREA. Removing normal seasonal variations allows for more meaningful analysis of monthly changes and underlying trends.