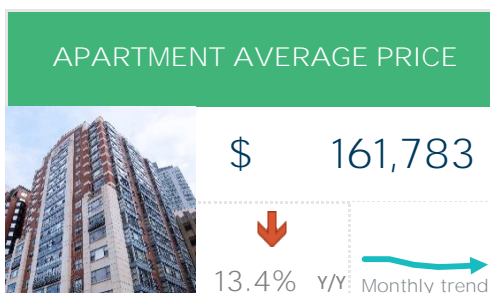
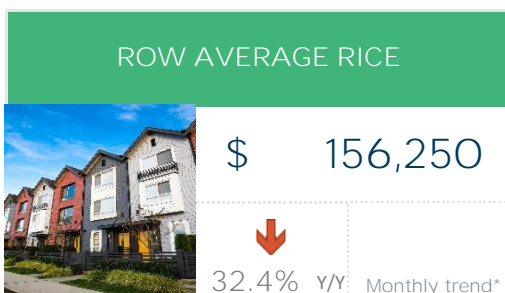
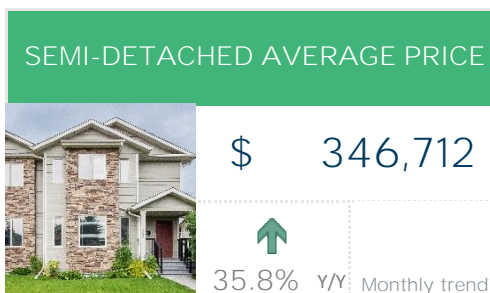
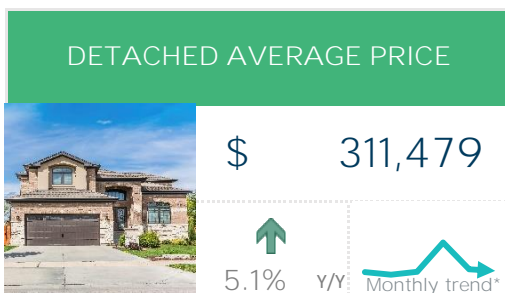
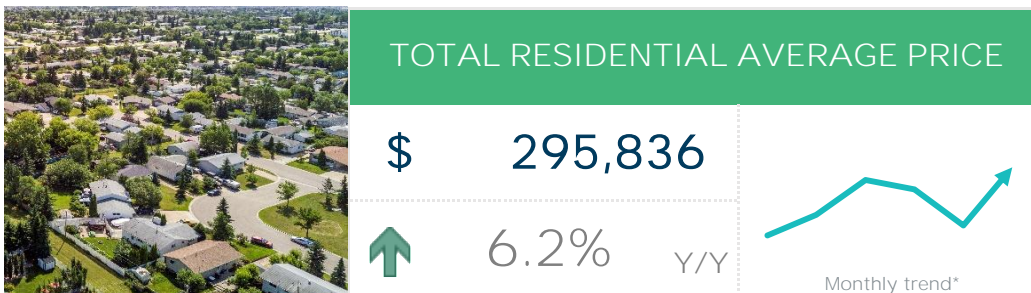
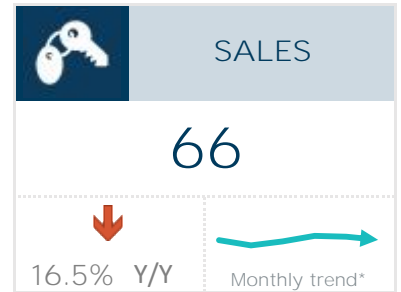


January 2022

Market Trend Summary

January sales eased relative to levels reported last year, but remain higher than long-term averages. Slower sales can be related to the supply situation in the city. New listings did improve relative to levels seen at the end of 2021, yet remain over 25 percent below typical levels recorded in January. This is also having an impact on overall inventory levels. In January there were only 220 units available in inventory, 37 percent below the 10-year average.

When considering both the sales and inventory in the market, the months of supply have dropped to just over three months, making it one of the tightest market conditions seen in January since 2006. Persistent seller's market conditions have placed upward pressure on prices this month. Much of the gains have been driven by the growth of both detached and semi-detached properties.



*Monthly trend data is based on seasonally adjusted data, where the prior 6 months is displayed
Data source: Pillar 9

January 2022

January 2022

	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	53	-13%	67	-12%	140	-21%	79%	2.64	-9%	\$311,479	5%
Semi	5	0%	3	-70%	9	-57%	167%	1.80	-57%	\$346,712	36%
Row	2	-60%	13	44%	26	-19%	15%	13.00	103%	\$156,250	-32%
Apartment	6	-25%	15	15%	45	-15%	40%	7.50	13%	\$161,783	-13%
Total Residential	66	-16%	98	-9%	220	-23%	67%	3.33	-7%	\$295,836	6%

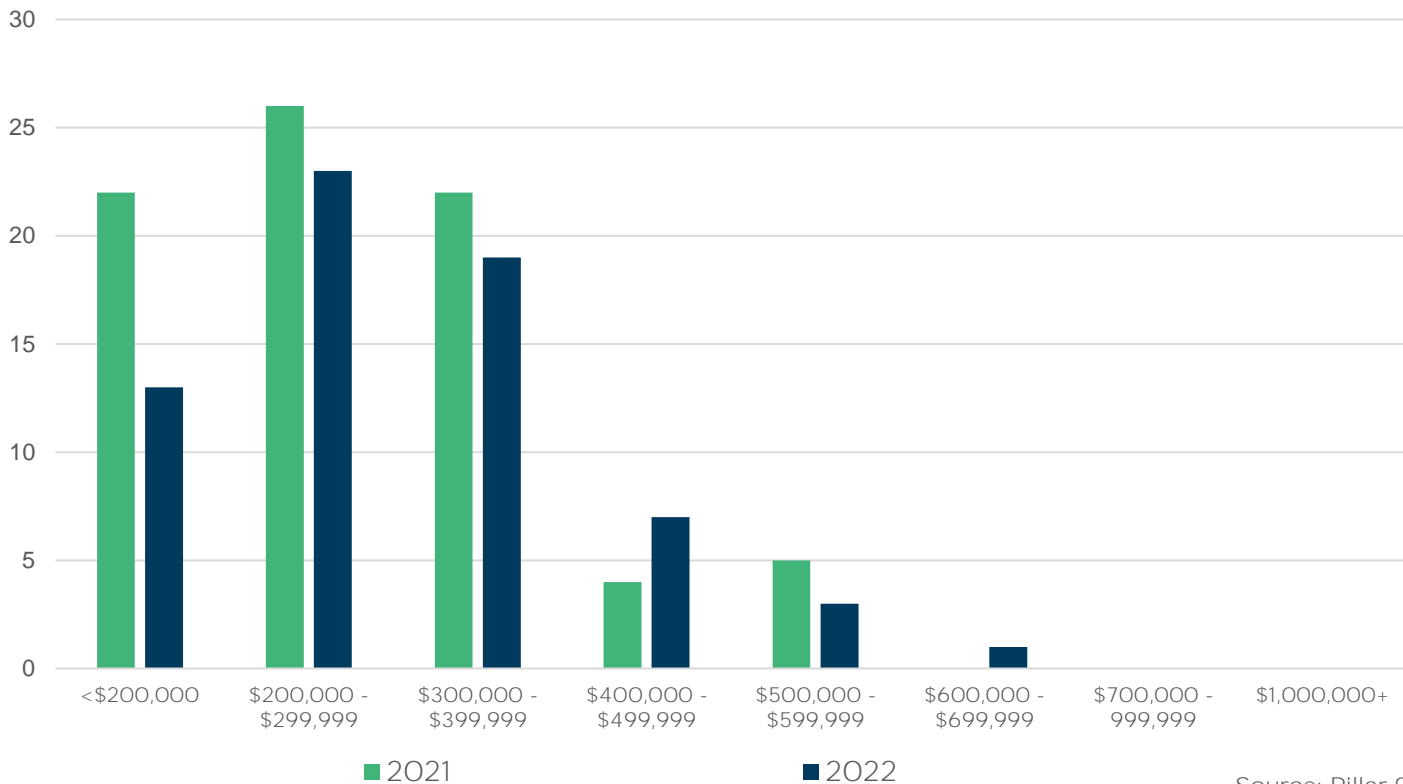
Year-to-Date

January 2022

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Residential Sales by Price Range

January



Source: Pillar 9