

Southern Georgian Bay Association of REALTORS®

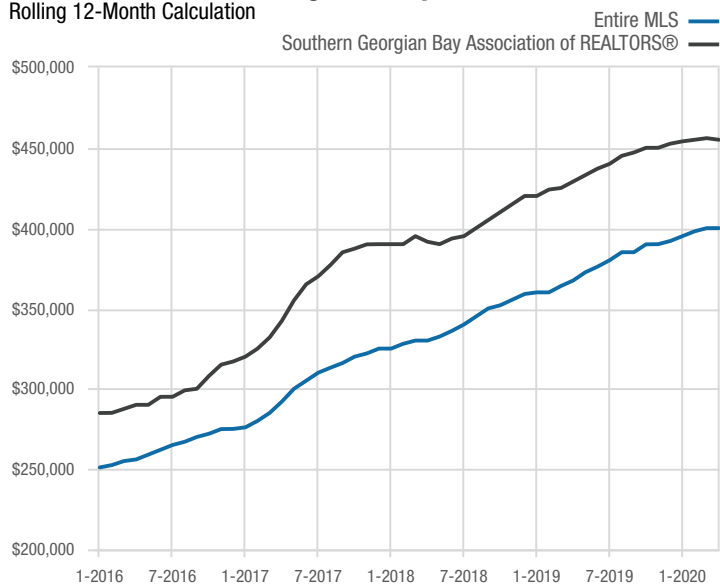
Single Family	April			Year to Date		
	2019	2020	% Change	Thru 4-2019	Thru 4-2020	% Change
Key Metrics						
New Listings	414	240	- 42.0%	1,244	1,170	- 5.9%
Sales	199	94	- 52.8%	617	578	- 6.3%
Days on Market Until Sale	46	54	+ 17.4%	53	55	+ 3.8%
Median Sales Price*	\$450,000	\$445,750	- 0.9%	\$455,000	\$476,250	+ 4.7%
Average Sales Price*	\$528,120	\$496,256	- 6.0%	\$534,327	\$558,703	+ 4.6%
Percent of List Price Received*	98.0%	97.1%	- 0.9%	97.9%	97.8%	- 0.1%
Inventory of Homes for Sale	842	741	- 12.0%	—	—	—
Months Supply of Inventory	4.5	3.7	- 17.8%	—	—	—

Condo	April			Year to Date		
	2019	2020	% Change	Thru 4-2019	Thru 4-2020	% Change
Key Metrics						
New Listings	80	31	- 61.3%	223	220	- 1.3%
Sales	49	16	- 67.3%	127	121	- 4.7%
Days on Market Until Sale	47	38	- 19.1%	59	47	- 20.3%
Median Sales Price*	\$395,000	\$382,450	- 3.2%	\$366,000	\$365,000	- 0.3%
Average Sales Price*	\$421,155	\$421,494	+ 0.1%	\$408,167	\$410,497	+ 0.6%
Percent of List Price Received*	98.9%	97.2%	- 1.7%	97.9%	97.6%	- 0.3%
Inventory of Homes for Sale	139	124	- 10.8%	—	—	—
Months Supply of Inventory	3.7	3.0	- 18.9%	—	—	—

* 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

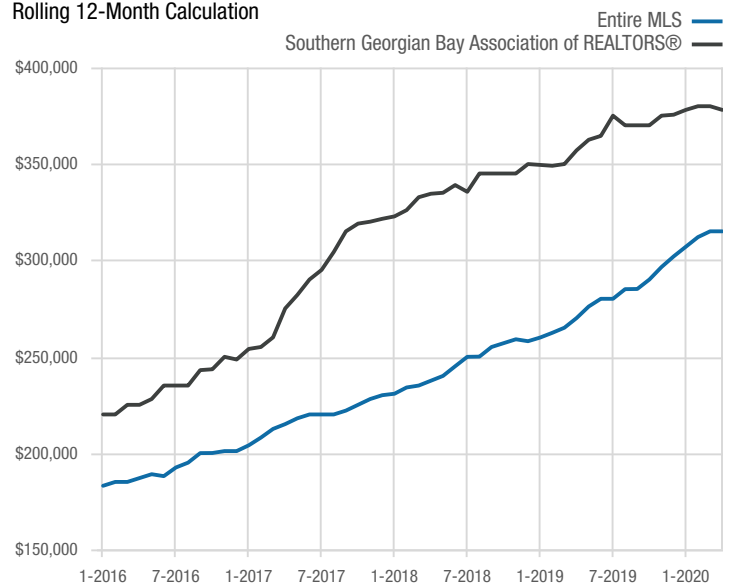
Rolling 12-Month Calculation



Each data point represents the median sales price in a given month.

Median Sales Price - Condo

Rolling 12-Month Calculation



Collingwood

Town

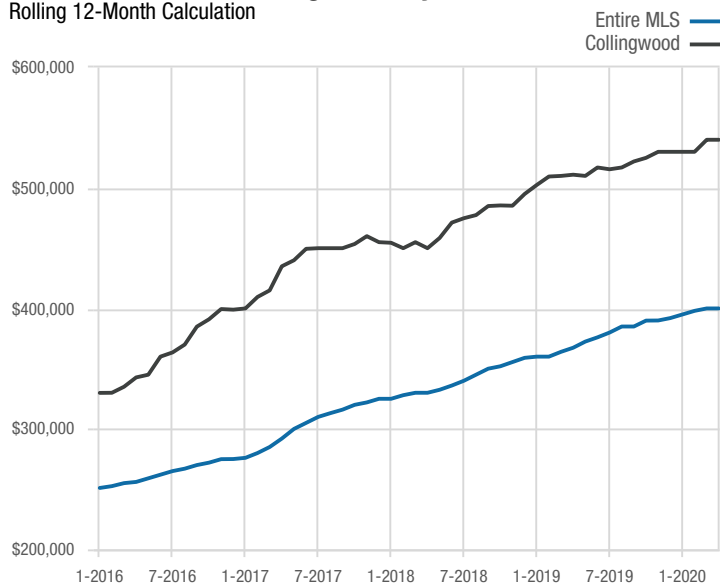
Single Family	April			Year to Date		
	2019	2020	% Change	Thru 4-2019	Thru 4-2020	% Change
Key Metrics						
New Listings	55	25	- 54.5%	192	133	- 30.7%
Sales	39	9	- 76.9%	105	68	- 35.2%
Days on Market Until Sale	34	61	+ 79.4%	41	52	+ 26.8%
Median Sales Price*	\$528,500	\$441,500	- 16.5%	\$530,000	\$574,000	+ 8.3%
Average Sales Price*	\$543,543	\$461,567	- 15.1%	\$556,581	\$665,382	+ 19.5%
Percent of List Price Received*	99.2%	96.4%	- 2.8%	98.3%	97.2%	- 1.1%
Inventory of Homes for Sale	100	78	- 22.0%	—	—	—
Months Supply of Inventory	4.0	2.7	- 32.5%	—	—	—

Condo	April			Year to Date		
	2019	2020	% Change	Thru 4-2019	Thru 4-2020	% Change
Key Metrics						
New Listings	38	15	- 60.5%	107	94	- 12.1%
Sales	21	9	- 57.1%	59	50	- 15.3%
Days on Market Until Sale	34	28	- 17.6%	52	46	- 11.5%
Median Sales Price*	\$395,000	\$385,000	- 2.5%	\$376,000	\$385,250	+ 2.5%
Average Sales Price*	\$413,828	\$450,767	+ 8.9%	\$434,074	\$433,228	- 0.2%
Percent of List Price Received*	98.7%	97.8%	- 0.9%	97.6%	98.1%	+ 0.5%
Inventory of Homes for Sale	57	42	- 26.3%	—	—	—
Months Supply of Inventory	3.2	2.3	- 28.1%	—	—	—

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Median Sales Price - Single-Family

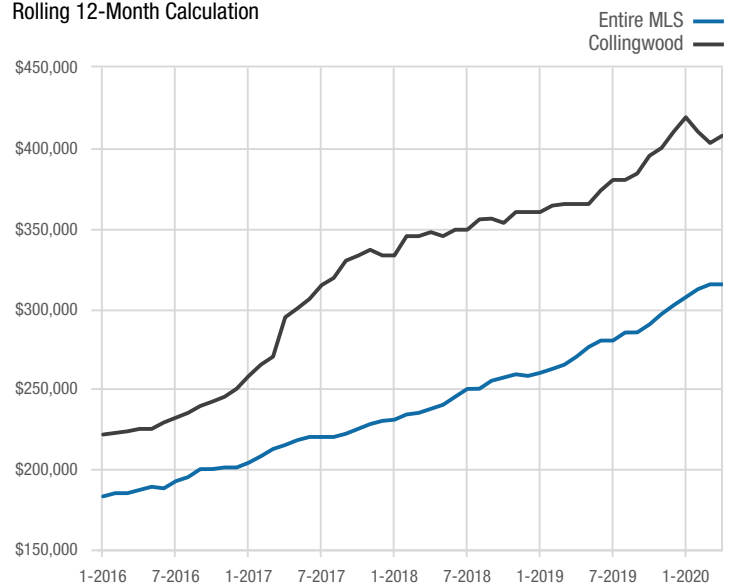
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Median Sales Price - Condo

Rolling 12-Month Calculation



The Blue Mountains

Town

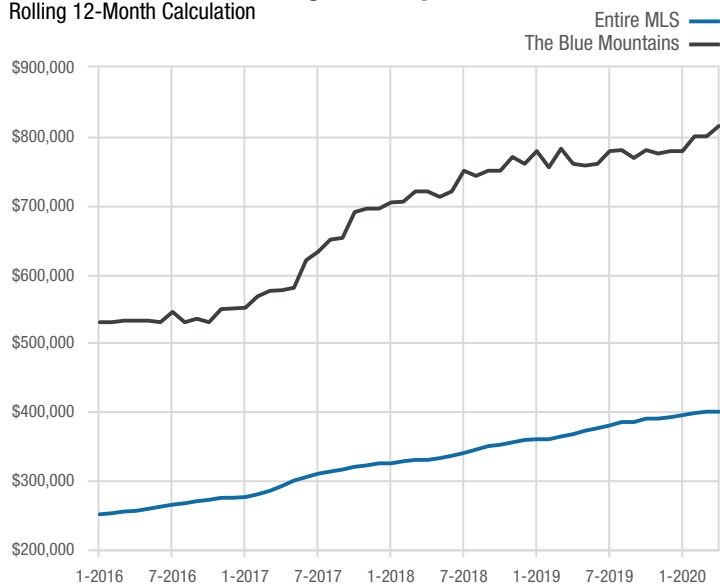
Single Family	April			Year to Date		
	2019	2020	% Change	Thru 4-2019	Thru 4-2020	% Change
New Listings	50	17	- 66.0%	130	112	- 13.8%
Sales	18	4	- 77.8%	66	47	- 28.8%
Days on Market Until Sale	94	78	- 17.0%	67	85	+ 26.9%
Median Sales Price*	\$665,200	\$803,500	+ 20.8%	\$781,000	\$875,000	+ 12.0%
Average Sales Price*	\$1,005,036	\$769,125	- 23.5%	\$965,367	\$1,022,784	+ 5.9%
Percent of List Price Received*	95.0%	100.0%	+ 5.3%	97.1%	98.5%	+ 1.4%
Inventory of Homes for Sale	106	97	- 8.5%	—	—	—
Months Supply of Inventory	6.5	6.2	- 4.6%	—	—	—

Condo	April			Year to Date		
	2019	2020	% Change	Thru 4-2019	Thru 4-2020	% Change
New Listings	19	8	- 57.9%	55	77	+ 40.0%
Sales	17	2	- 88.2%	45	43	- 4.4%
Days on Market Until Sale	77	42	- 45.5%	71	51	- 28.2%
Median Sales Price*	\$455,000	\$511,250	+ 12.4%	\$365,000	\$393,000	+ 7.7%
Average Sales Price*	\$457,170	\$511,250	+ 11.8%	\$385,218	\$424,919	+ 10.3%
Percent of List Price Received*	98.8%	94.0%	- 4.9%	97.4%	97.3%	- 0.1%
Inventory of Homes for Sale	37	46	+ 24.3%	—	—	—
Months Supply of Inventory	3.0	3.8	+ 26.7%	—	—	—

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Median Sales Price - Single-Family

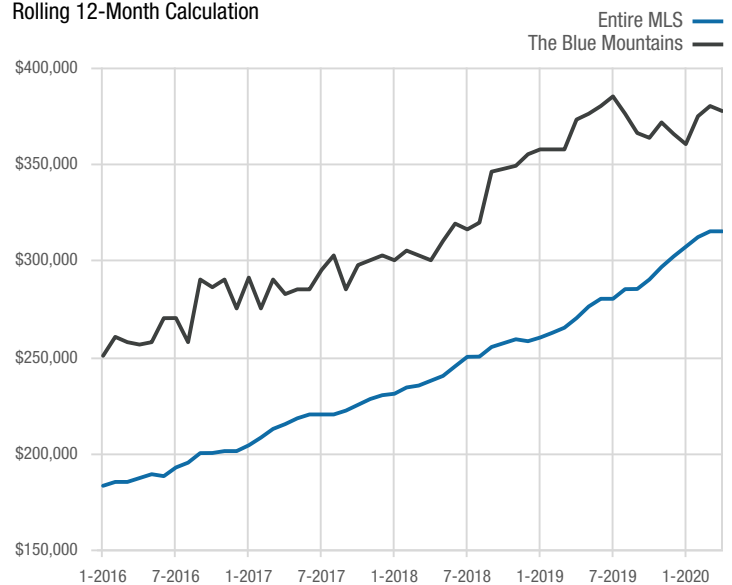
Rolling 12-Month Calculation



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Median Sales Price - Condo

Rolling 12-Month Calculation



Local Market Update – April 2020

A Research Tool Provided by Ontario Collective.

**ONTARIO
COLLECTIVE**

Clearview

Township

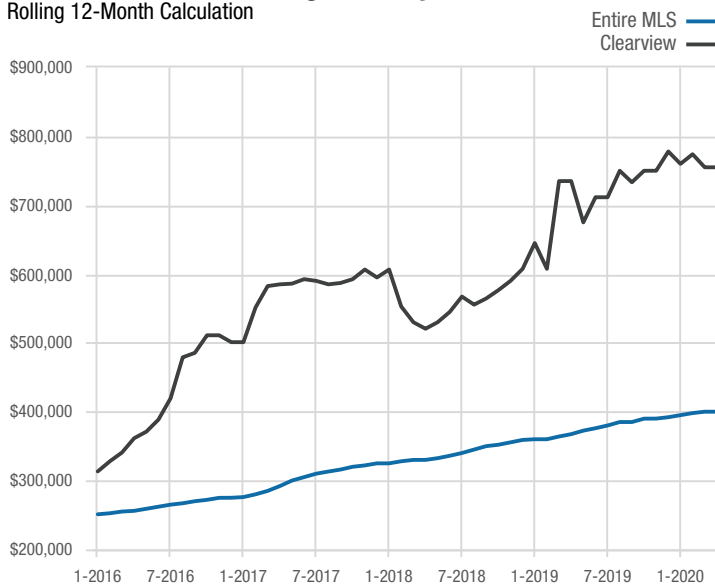
Single Family	April			Year to Date		
	2019	2020	% Change	Thru 4-2019	Thru 4-2020	% Change
New Listings	7	3	- 57.1%	27	27	0.0%
Sales	3	1	- 66.7%	13	9	- 30.8%
Days on Market Until Sale	73	37	- 49.3%	131	53	- 59.5%
Median Sales Price*	\$675,000	\$360,000	- 46.7%	\$802,000	\$629,000	- 21.6%
Average Sales Price*	\$871,667	\$360,000	- 58.7%	\$938,154	\$676,889	- 27.8%
Percent of List Price Received*	89.9%	92.5%	+ 2.9%	94.0%	97.2%	+ 3.4%
Inventory of Homes for Sale	25	24	- 4.0%	—	—	—
Months Supply of Inventory	7.3	7.0	- 4.1%	—	—	—

Condo	April			Year to Date		
	2019	2020	% Change	Thru 4-2019	Thru 4-2020	% Change
New Listings	1	0	- 100.0%	2	1	- 50.0%
Sales	0	0	0.0%	0	1	—
Days on Market Until Sale	—	—	—	—	27	—
Median Sales Price*	—	—	—	—	\$310,000	—
Average Sales Price*	—	—	—	—	\$310,000	—
Percent of List Price Received*	—	—	—	—	94.2%	—
Inventory of Homes for Sale	4	2	- 50.0%	—	—	—
Months Supply of Inventory	—	1.6	—	—	—	—

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Median Sales Price - Single-Family

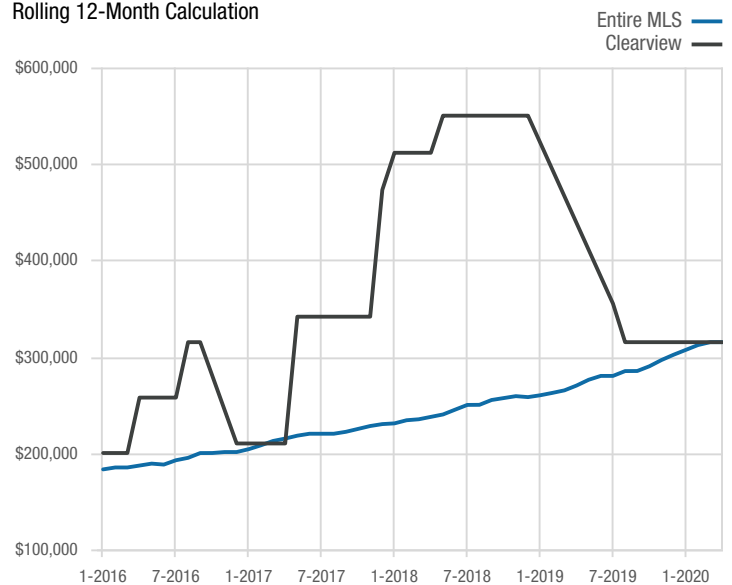
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Median Sales Price - Condo

Rolling 12-Month Calculation



Meaford

Municipality

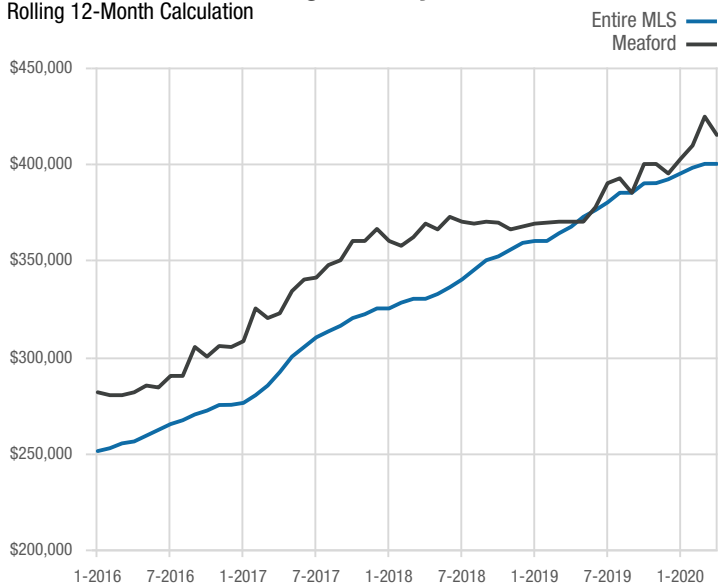
Single Family	April			Year to Date		
	2019	2020	% Change	Thru 4-2019	Thru 4-2020	% Change
Key Metrics						
New Listings	30	19	- 36.7%	76	68	- 10.5%
Sales	12	3	- 75.0%	40	26	- 35.0%
Days on Market Until Sale	42	22	- 47.6%	58	54	- 6.9%
Median Sales Price*	\$458,500	\$452,000	- 1.4%	\$375,000	\$522,450	+ 39.3%
Average Sales Price*	\$535,833	\$432,833	- 19.2%	\$470,535	\$579,942	+ 23.3%
Percent of List Price Received*	98.1%	97.9%	- 0.2%	96.6%	96.5%	- 0.1%
Inventory of Homes for Sale	55	57	+ 3.6%	—	—	—
Months Supply of Inventory	4.4	4.8	+ 9.1%	—	—	—

Condo	April			Year to Date		
	2019	2020	% Change	Thru 4-2019	Thru 4-2020	% Change
Key Metrics						
New Listings	2	2	0.0%	3	8	+ 166.7%
Sales	0	0	0.0%	1	6	+ 500.0%
Days on Market Until Sale	—	—	—	14	26	+ 85.7%
Median Sales Price*	—	—	—	\$267,000	\$347,500	+ 30.1%
Average Sales Price*	—	—	—	\$267,000	\$359,713	+ 34.7%
Percent of List Price Received*	—	—	—	98.9%	99.1%	+ 0.2%
Inventory of Homes for Sale	2	4	+ 100.0%	—	—	—
Months Supply of Inventory	1.2	1.7	+ 41.7%	—	—	—

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Median Sales Price - Single-Family

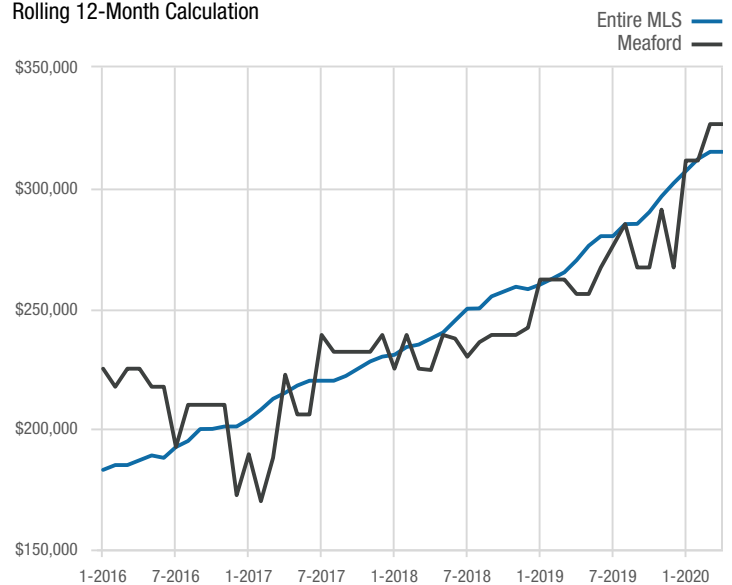
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Wasaga Beach

Town

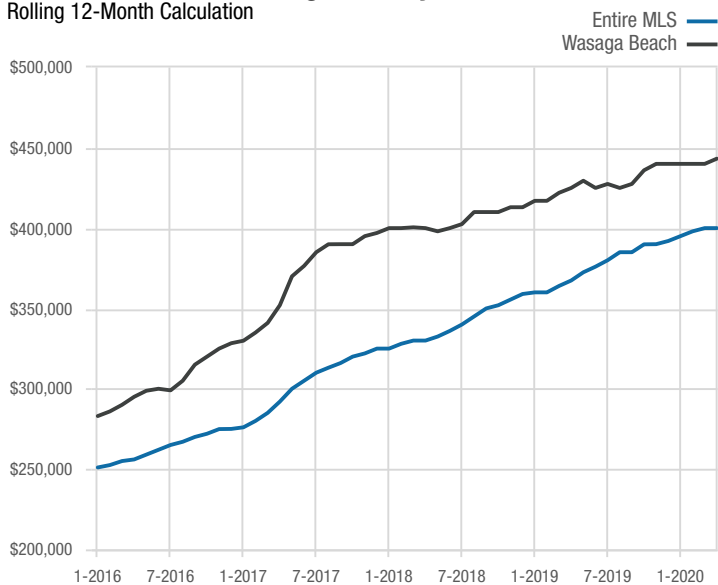
Single Family	April			Year to Date		
	2019	2020	% Change	Thru 4-2019	Thru 4-2020	% Change
New Listings	96	49	- 49.0%	286	230	- 19.6%
Sales	41	24	- 41.5%	124	113	- 8.9%
Days on Market Until Sale	45	49	+ 8.9%	57	48	- 15.8%
Median Sales Price*	\$470,000	\$553,450	+ 17.8%	\$457,500	\$475,000	+ 3.8%
Average Sales Price*	\$463,154	\$522,992	+ 12.9%	\$451,344	\$498,391	+ 10.4%
Percent of List Price Received*	98.0%	96.4%	- 1.6%	97.3%	97.9%	+ 0.6%
Inventory of Homes for Sale	182	129	- 29.1%	—	—	—
Months Supply of Inventory	4.8	3.3	- 31.3%	—	—	—

Condo	April			Year to Date		
	2019	2020	% Change	Thru 4-2019	Thru 4-2020	% Change
New Listings	5	5	0.0%	19	24	+ 26.3%
Sales	2	4	+ 100.0%	4	7	+ 75.0%
Days on Market Until Sale	41	47	+ 14.6%	100	55	- 45.0%
Median Sales Price*	\$356,950	\$310,000	- 13.2%	\$321,500	\$290,000	- 9.8%
Average Sales Price*	\$356,950	\$331,750	- 7.1%	\$338,850	\$311,000	- 8.2%
Percent of List Price Received*	99.4%	97.7%	- 1.7%	99.4%	96.6%	- 2.8%
Inventory of Homes for Sale	15	19	+ 26.7%	—	—	—
Months Supply of Inventory	6.5	5.8	- 10.8%	—	—	—

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