

MARKHAM

Month Over Month Results

Attached/Row/Townhouses

	Jul-24	Aug-24	Aug-24	Sep-24	Sep-24	Oct-24	Oct-24	Nov-24	Nov-24	Dec-24	Dec-24	Jan-25	Jan-25	Feb-25	Feb-25	Mar-25	Mar-25	Apr-25	Apr-25	May-25	May-25	Jun-25	Jun-25	Jul-25	Jul-25	Aug-25
Sales	37	41	41	32	32	60	60	51	51	35	35	30	30	23	23	36	36	36	34	34	43	43	36	36	39	
	11%		-22%		88%		-15%		-31%		-14%		-23%		57%		0%		-6%		26%		-16%		8%	
New Listings	112	86	86	130	130	134	134	73	73	38	38	71	71	90	90	112	112	119	119	158	158	123	123	113	113	88
	-23%		51%		3%		-46%		-48%		87%		27%		24%		6%		33%		-22%		-8%		-22%	
Active Listings	151	140	140	177	177	171	171	133	133	84	84	91	91	120	120	89	89	170	170	212	212	206	206	190	190	164
	-7%		26%		-3%		-22%		-37%		8%		32%		-26%		91%		25%		-3%		-8%		-14%	
Average Price	\$1.20m	\$1.16m	\$1.16m	\$1.17m	\$1.17m	\$1.16m	\$1.16m	\$1.23m	\$1.23m	\$1.25m	\$1.25m	\$1.18m	\$1.18m	\$1.21m	\$1.21m	\$1.16m	\$1.16m	\$1.17m	\$1.17m	\$1.15m	\$1.15m	\$1.14m	\$1.14m	\$1.07m	\$1.07m	\$1.13m
	-3%		0.4%		-0.5%		6%		1%		-5%		2%		-4%		1%		-2%		-1%		-6%		6%	
Average SP/LP	105%	100%	100%	102%	102%	101%	101%	101%	101%	100%	100%	100%	100%	102%	102%	105%	105%	103%	103%	105%	105%	102%	102%	101%	101%	100%
	-5%		2%		-1%		0%		-1%		0%		2%		3%		-2%		2%		-3%		-1%		-1%	
Average DOM	23	31	31	23	23	24	24	28	28	32	32	33	33	28	28	17	17	23	23	23	23	24	24	30	30	31
	35%		-26%		4%		17%		14%		3%		-15%		-39%		35%		0%		4%		25%		3%	
Months of Inventory	5.1	4.4	4.4	6.5	6.5	3.9	3.9	3.6	3.6	3.4	3.4	4.0	4.0	6.2	6.2	3.5	3.5	5.7	5.7	7.2	7.2	5.8	5.8	6.3	6.3	5.2

TYPE OF MARKET DEFINED BY INVENTORY

SELLER'S MARKET: 0-4 MONTHS

BALANCED MARKET: 4-6 MONTHS

BUYER'S MARKET: 6+ MONTHS