

# MARKHAM

## Month Over Month Results

### Detached Homes

	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	Aug-25	Sep-25	Sep-25	Oct-25	Oct-25	Nov-25	Nov-25	Dec-25	Dec-25	Jan-26	Jan-26	Feb-26
Sales	62	63	63	89	89	99	99	123	123	136	136	121	121	88	88	107	107	121	121	89	89	72	72	64	64	69
		2%		41%		11%		24%		11%		-11%		-27%		22%		13%		-26%		-19%		-11%		8%
New Listings	203	226	226	302	302	326	326	411	411	348	348	315	315	257	257	334	334	288	288	216	216	84	84	184	184	163
		11%		34%		8%		26%		-15%		-9%		-18%		30%		-14%		-25%		-61%		119%		-11%
Active Listings	272	350	350	239	239	467	467	544	544	524	524	525	525	504	504	534	534	486	486	423	423	266	266	284	284	301
		29%		-32%		95%		16%		-4%		0.2%		-4%		6%		-9%		-13%		-37%		7%		6%
Average Price	\$1.69m	\$1.70m	\$1.70m	\$1.64m	\$1.64m	\$1.69m	\$1.69m	\$1.68m	\$1.68m	\$1.66m	\$1.66m	\$1.68m	\$1.68m	\$1.57m	\$1.57m	\$1.54m	\$1.54m	\$1.62m	\$1.62m	\$1.59m	\$1.59m	\$1.64m	\$1.64m	\$1.47m	\$1.47m	\$1.50m
		1%		-3%		3%		-1%		-1%		1%		-6%		-2%		5%		-1%		3%		-10%		3%
Average SP/LP	99%	101%	101%	102%	102%	99%	99%	99%	99%	98%	98%	98%	98%	98%	98%	96%	96%	98%	98%	98%	98%	95%	95%	97%	97%	97%
		2%		1%		-3%		0%		-1%		0%		0%		-2%		2%		0%		-3%		2%		0%
Average DOM	33	19	19	20	20	24	24	23	23	24	24	29	29	30	30	35	35	29	29	30	30	39	39	37	37	36
		-42%		5%		20%		-4%		4%		21%		3%		17%		-17%		3%		30%		-5%		-3%
Months of Inventory	5.4	6.6	6.6	3.7	3.7	5.7	5.7	5.4	5.4	4.9	4.9	5.3	5.3	6.7	6.7	6.0	6.0	5.0	5.0	5.8	5.8	4.7	4.7	5.4	5.4	5.4

### TYPE OF MARKET DEFINED BY INVENTORY

SELLER'S MARKET: 0-4 MONTHS

BALANCED MARKET: 4-6 MONTHS

BUYER'S MARKET: 6+ MONTHS