

MARKHAM

Month Over Month Results

Detached Homes

	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	Feb-26	Mar-26
Sales	63	89	89	99	99	123	123	136	136	121	121	88	88	107	107	121	121	89	89	72	72	64	64	69	69	93
	41%		11%		24%		11%		-11%		-27%		22%		13%		-26%		-19%		-11%		8%		35%	
New Listings	226	302	302	326	326	411	411	348	348	315	315	257	257	334	334	288	288	216	216	84	84	184	184	163	163	259
	34%		8%		26%		-15%		-9%		-18%		30%		-14%		-25%		-61%		119%		-11%		59%	
Active Listings	350	239	239	467	467	544	544	524	524	525	525	504	504	534	534	486	486	423	423	266	266	284	284	301	301	356
	-32%		95%		16%		-4%		0.2%		-4%		6%		-9%		-13%		-37%		7%		6%		18%	
Average Price	\$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	\$1.50m	\$1.58m
	-3%		3%		-1%		-1%		1%		-6%		-2%		5%		-1%		3%		-10%		3%		5%	
Average SP/LP	101%	102%	102%	99%	99%	99%	99%	98%	98%	98%	98%	98%	98%	96%	96%	98%	98%	98%	98%	95%	95%	97%	97%	97%	97%	97%
	1%		-3%		0%		-1%		0%		0%		-2%		2%		0%		-3%		2%		0%		0%	
Average DOM	19	20	20	24	24	23	23	24	24	29	29	30	30	35	35	29	29	30	30	39	39	37	37	36	36	25
	5%		20%		-4%		4%		21%		3%		17%		-17%		3%		30%		-5%		-3%		-31%	
Months of Inventory	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	5.4	4.8

TYPE OF MARKET DEFINED BY INVENTORY

SELLER'S MARKET: 0-4 MONTHS

BALANCED MARKET: 4-6 MONTHS

BUYER'S MARKET: 6+ MONTHS