

Market Watch

For Media Inquiries: 443-8159
For All Other Inquiries: 443-8152

February 2002

Multiple Records Set in February

TORONTO — Friday, March 1, 2002.

The GTA residential Real Estate Market put in an astounding performance in February, with sales setting a new high for that month and prices reaching levels not seen in over a decade, TREB President David Pearce announced today. "TREB Members reported 6,866 sales in February, up 44% from the 4,761 sales recorded last year, and up 22% from the 5,604 sales recorded in our previous best February, which occurred in 1987."

"In addition, the average price for single-family dwellings was \$270,883 in February," Mr. Pearce continued. "This is up 7% from the February 2001, and up 4% from the \$262,919 recorded just last month. It is also the first time since 1990 that prices have broken the \$270,000 level."

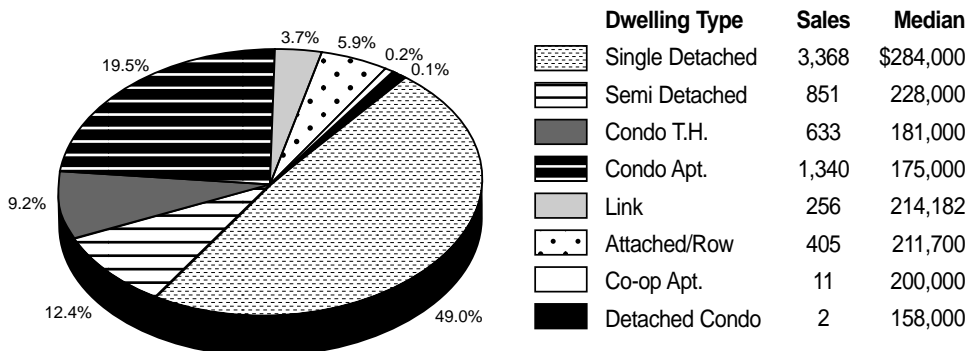
"We are in a classic "seller's market," Pearce noted. "For the first time since figures have been kept, the list-to-sale price ratio (the ratio between the listing and selling price) reached 100% in our Central Area. That means that sellers within the new City of Toronto were getting pretty much the price they asked for."

Breaking down the total, 2,613 sales were reported in TREB's 28 West districts and averaged \$248,617; 1,091 sales were reported in the 14 Central districts and averaged \$389,093; 1,330 sales were reported in the 23 North districts and averaged \$288,425; and 1,832 sales were reported in TREB's 21 East districts and averaged \$219,513.

Neighbourhood Corner Scarborough

Scarborough (districts E-4 to E-11) has remained an island of relative affordability thus far in 2002, with a year-to-date average price of \$216,051, far less than the GTA-wide figure. Nevertheless, that price is an 11% increase on the \$194,349 recorded during the same time-frame in 2001. Further, there were 1,166 single-family-dwelling sales in the Scarborough area during the first two months of this year, a 36% increase from the 858 sales recorded in Jan.-Feb. 2001.

Single-Family Residential Breakdown

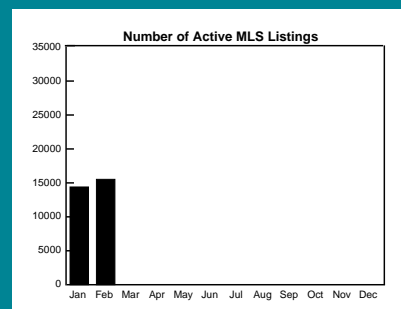
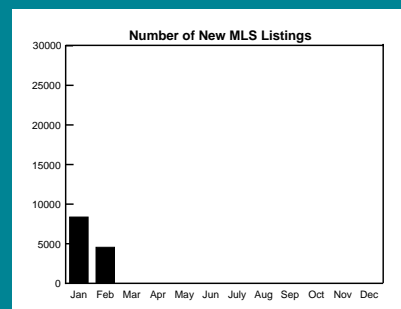
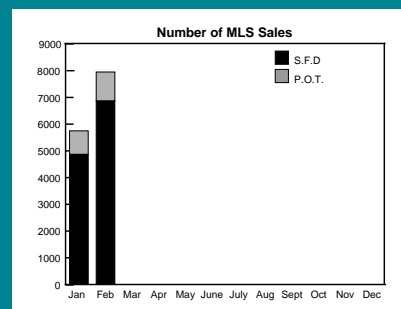


Housing Market Indicators

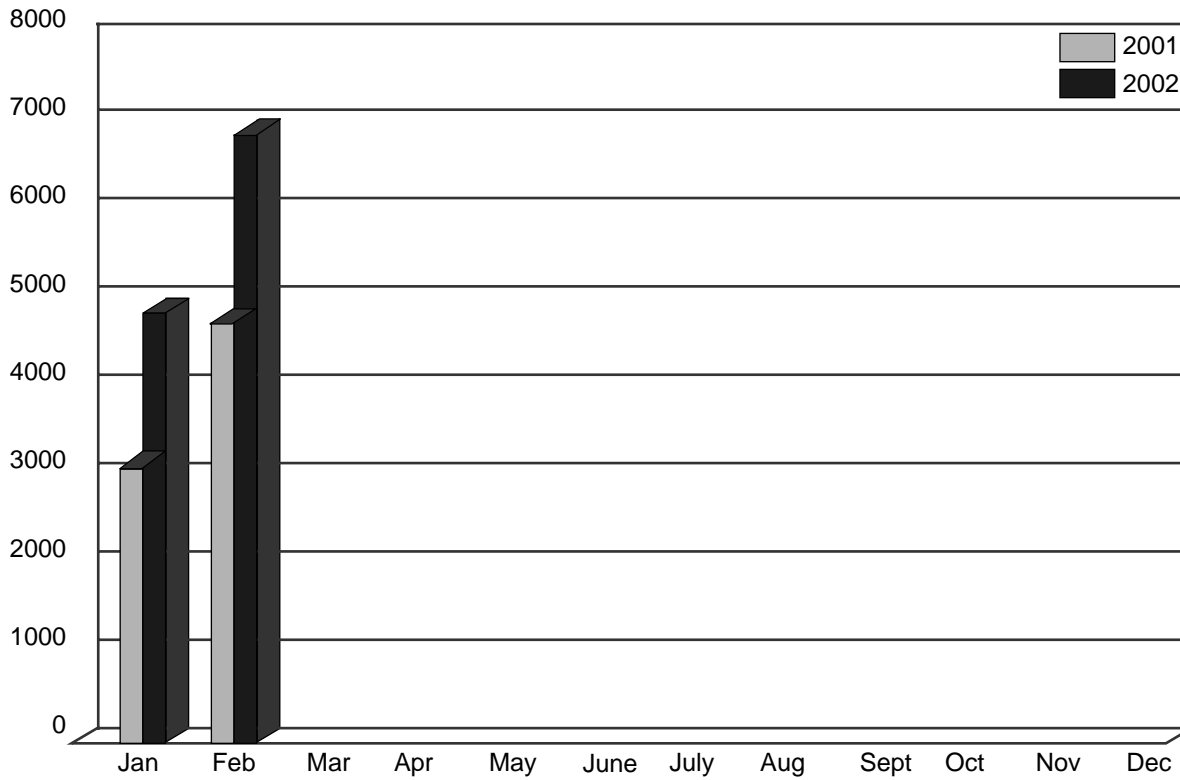
	February 2001	February 2002	% Change
Sales*	4,761	6,866	(+44%)
Sales (P.O.T.)	863	1,085	(+26%)
New Listings*	8,853	9,552	(+8%)
Active Listings**	18,424	15,524	(-16%)

* Single-Family Dwellings Only

** Properties All Types including Single-Family Dwellings.



Single-Family Dwelling Sales Comparison



Price Category Breakdown — February

Price Range	Total S.F.D.	Condo Apt.	Condo T.H.
Up to \$90,000	40 (0.6)	18 (1.3)	14 (2.2)
90,001 to 110,000	78 (1.1)	40 (3.0)	19 (3.0)
110,001 to 120,000	92 (1.3)	48 (3.6)	26 (4.1)
120,001 to 130,000	164 (2.4)	94 (7.0)	21 (3.3)
130,001 to 140,000	201 (2.9)	103 (7.7)	32 (5.1)
140,001 to 150,000	262 (3.8)	137 (10.2)	49 (7.7)
150,001 to 160,000	230 (3.4)	91 (6.8)	46 (7.3)
160,001 to 170,000	284 (4.1)	86 (6.4)	68 (10.7)
170,001 to 180,000	297 (4.3)	110 (8.2)	39 (6.2)
180,001 to 190,000	342 (5.0)	73 (5.5)	69 (10.9)
190,001 to 200,000	318 (4.6)	63 (4.7)	37 (5.8)
200,001 to 225,000	853 (12.4)	134 (10.0)	101 (16.0)
225,001 to 250,000	828 (12.1)	94 (7.0)	43 (6.8)
250,001 to 300,000	1,137 (16.6)	117 (8.7)	34 (5.4)
300,001 to 400,000	995 (14.5)	91 (6.8)	23 (3.6)
400,001 to 500,000	333 (4.9)	25 (1.9)	6 (1.0)
500,001 to 750,000	283 (4.1)	13 (1.0)	4 (0.6)
750,000 to 1,000,000	74 (1.1)	- (—)	2 (0.3)
1,000,001 to 1,500,000	42 (0.6)	2 (0.1)	— (—)
Over 1,500,000	13 (0.2)	1 (0.1)	— (—)
Total	6,866 100.0	1,340* 100.0	633** 100.0

* 1,340 condominium apartments sold for \$267,248,184, averaging \$199,438

** 633 condominium townhouses sold for \$121,311,365 averaging \$191,645.

Single-Family Residential February 2002

<u>Area</u>	<u>Listed</u>	<u>Re-runs</u>	<u>Sales</u>	<u>Dollar Volume</u>	<u>Av. Price</u>	<u>Med. Price</u>
East						
E-1	165	73	69	\$17,715,763	\$256,750	\$245,000
E-2	218	103	83	28,031,190	337,725	299,000
E-3	289	113	135	32,112,988	237,874	230,000
E-4	160	76	69	13,779,250	199,699	205,000
E-5	234	102	109	24,374,100	223,616	201,500
E-6	116	45	51	12,478,000	244,667	227,600
E-7	196	79	98	22,130,237	225,819	217,250
E-8	223	90	88	20,218,100	229,751	216,550
E-9	173	68	89	18,079,250	203,138	210,000
E-10	176	94	65	16,987,899	261,352	250,000
E-11	222	88	91	17,484,838	192,141	193,000
E-12	64	27	29	6,092,900	210,100	193,000
E-13	313	155	109	26,669,100	244,671	236,000
E-14	329	160	154	34,640,949	224,941	218,250
E-15	376	179	148	31,219,190	210,940	210,000
E-16	468	204	222	32,871,297	148,069	142,000
E-17	257	104	132	23,962,900	181,537	171,500
E-18	24	11	7	3,135,000	447,857	327,500
E-19	58	22	32	8,819,900	275,622	242,500
E-20	46	18	17	3,347,400	196,906	164,000
E-21	76	31	35	7,998,085	228,517	214,900
Total	4,183	1,842	1,832	\$402,148,336	\$219,513	\$205,000
West						
W-1	111	61	40	\$12,462,785	\$311,570	\$296,500
W-2	165	77	63	17,990,408	285,562	265,000
W-3	218	92	64	12,830,000	200,469	198,500
W-4	191	76	79	15,782,300	199,776	179,900
W-5	308	149	92	19,259,100	209,338	233,500
W-6	219	99	88	22,376,562	254,279	237,500
W-7	101	43	37	13,497,880	364,808	334,300
W-8	338	175	131	55,663,205	424,910	330,100
W-9	137	65	47	11,517,900	245,062	252,000
W-10	315	148	116	21,252,484	183,211	163,500
W-12	203	98	81	23,540,390	290,622	249,990
W-13	237	121	82	24,463,380	298,334	264,694
W-14	145	59	66	14,368,200	217,700	211,000
W-15	335	132	142	25,440,201	179,156	171,500
W-16	251	107	111	29,327,694	264,213	237,500
W-17	1	-	-	-	-	-
W-18	99	40	36	7,075,900	196,553	206,000
W-19	749	379	254	64,566,736	254,200	242,250
W-20	700	353	272	68,854,400	253,141	234,500
W-21	217	103	60	19,715,680	328,595	288,500
W-22	20	12	4	934,000	233,500	212,000
W-23	832	371	332	74,404,170	224,109	208,500
W-24	538	222	216	45,016,529	208,410	207,500
W-25	27	10	11	3,176,900	288,809	208,000
W-26	4	-	1	332,500	332,500	332,500
W-27	136	44	71	17,036,200	239,946	224,000
W-28	174	91	62	18,850,300	304,037	274,500
W-29	156	69	55	9,899,649	179,994	174,800
Total	6,927	3,196	2,613	\$649,635,453	\$248,617	\$224,000

**Single-Family Residential continued
February 2002**

<u>Area</u>	<u>Listed</u>	<u>Re-runs</u>	<u>Sales</u>	<u>Dollar Volume</u>	<u>Av. Price</u>	<u>Med. Price</u>
Central						
C-1	479	233	201	\$53,974,311	\$268,529	\$241,000
C-2	227	126	69	36,735,513	532,399	375,000
C-3	166	87	53	27,039,375	510,177	369,000
C-4	308	156	97	54,047,302	557,189	530,000
C-6	64	33	15	6,098,118	406,541	345,000
C-7	187	71	67	19,095,550	285,008	258,000
C-8	275	125	128	33,416,316	261,065	233,500
C-9	113	67	29	20,660,602	712,435	699,180
C-10	158	63	71	39,242,106	552,706	423,000
C-11	138	63	33	12,085,855	366,238	357,000
C-12	168	100	49	34,472,200	703,514	650,000
C-13	119	52	54	15,785,850	292,331	268,500
C-14	248	94	123	39,903,444	324,418	298,000
C-15	239	104	102	31,943,875	313,175	272,250
Total	2,889	1,374	1,091	\$424,500,417	\$389,093	\$303,000
North						
N-1	165	81	58	\$22,668,380	\$390,834	\$333,250
N-2	253	134	92	30,124,100	327,436	307,750
N-3	381	173	134	45,109,686	336,639	284,200
N-4	283	137	105	33,617,127	320,163	322,750
N-5	69	32	14	4,262,900	304,493	279,000
N-6	159	59	72	21,329,500	296,243	233,000
N-7	249	89	122	31,561,128	258,698	238,750
N-8	581	305	167	51,604,190	309,007	276,000
N-10	223	102	108	31,493,658	291,608	275,000
N-11	410	202	136	44,003,340	323,554	310,000
N-12	57	31	16	5,056,288	316,018	293,959
N-13	41	23	3	759,200	253,067	264,000
N-14	105	60	17	6,100,900	358,876	337,000
N-15	58	27	17	4,277,900	251,641	243,000
N-16	78	44	24	6,853,000	285,542	263,750
N-17	191	89	83	14,423,449	173,776	165,000
N-18	86	37	41	8,324,225	203,030	189,000
N-19	98	36	35	6,445,291	184,151	175,000
N-20	16	6	2	598,000	299,000	299,000
N-21	25	6	8	1,556,000	194,500	202,750
N-22	36	9	13	2,485,800	191,215	166,900
N-23	82	36	39	7,341,216	188,236	177,000
N-24	54	17	24	3,610,000	150,417	138,000
Total	3,700	1,735	1,330	\$383,605,278	\$288,425	\$264,000
Grand Total	17,699	8,147	6,866	\$1,859,889,484	\$270,883	\$234,000

Listed includes Reruns: East (1,842-44%) West (3,196-46%) Central (1,374-47%) North (1,735-47%)

* Sales to Listings Ratio (SFD only): 38.7%

	AVERAGE DAYS ON MARKET	AVERAGE LIST TO SALE PRICE RATIO
EAST	30	99%
WEST	35	98%
CENTRAL	31	100%
NORTH	39	98%
TOTAL	34	98%

* Please note that the market information represents only those sales reported through the Toronto Real Estate Board.

Two Month Single-Family January to February 2002

<u>Area</u>	<u>Listed</u>	<u>Sales</u>	<u>Dollar Volume</u>	<u>Av. Price</u>	<u>Med. Price</u>
East					
E-1	326	120	\$29,601,335	\$246,678	\$230,250
E-2	384	128	41,529,750	324,451	289,500
E-3	497	226	51,104,414	226,126	222,000
E-4	288	129	24,894,650	192,982	190,000
E-5	409	198	43,778,890	221,106	203,400
E-6	209	77	18,182,700	236,139	220,000
E-7	399	188	41,797,004	222,324	214,900
E-8	388	150	32,245,880	214,973	205,900
E-9	366	162	33,171,288	204,761	212,000
E-10	309	109	27,957,799	256,494	250,000
E-11	410	153	29,887,288	195,342	193,500
E-12	128	44	9,097,300	206,757	198,500
E-13	537	175	41,872,700	239,273	232,000
E-14	630	248	54,430,449	219,478	211,500
E-15	684	234	49,820,111	212,906	210,000
E-16	906	368	55,424,097	150,609	142,950
E-17	486	211	37,604,470	178,220	169,000
E-18	39	8	3,460,000	432,500	326,250
E-19	109	41	11,041,800	269,312	240,000
E-20	101	34	6,480,500	190,603	180,500
E-21	144	56	12,399,085	221,412	202,742
Total	7,749	3,059	\$655,781,510	\$214,378	N/A
West					
W-1	203	63	\$19,696,315	\$312,640	\$287,000
W-2	290	102	29,309,308	287,346	255,500
W-3	384	120	24,303,550	202,530	200,000
W-4	370	147	29,692,300	201,988	185,000
W-5	551	149	29,223,400	196,130	221,000
W-6	415	144	37,499,802	260,415	245,000
W-7	167	65	23,799,280	366,143	328,000
W-8	599	202	82,159,255	406,729	320,000
W-9	280	78	19,519,300	250,247	237,500
W-10	610	213	37,555,634	176,318	152,000
W-12	386	144	38,678,890	268,603	240,000
W-13	445	150	48,805,092	325,367	259,444
W-14	263	104	22,755,000	218,798	213,750
W-15	593	249	44,763,301	179,772	170,000
W-16	463	172	44,000,644	255,818	231,500
W-17	6	5	1,189,950	237,990	221,990
W-18	186	68	13,418,599	197,332	206,500
W-19	1,378	424	108,195,904	255,179	241,700
W-20	1,303	464	116,889,300	251,917	232,000
W-21	367	105	34,689,480	330,376	285,000
W-22	35	8	1,727,000	215,875	212,000
W-23	1,510	552	122,669,407	222,227	209,000
W-24	1,038	381	79,744,695	209,304	208,000
W-25	55	18	4,953,300	275,183	217,500
W-26	6	2	681,500	340,750	340,750
W-27	266	129	30,459,100	236,117	220,000
W-28	348	113	34,272,640	303,298	272,000
W-29	286	93	16,818,848	180,848	174,000
Total	12,803	4,464	\$1,097,470,794	\$245,849	N/A

Two Month Single-Family continued January to February 2002

<u>Area</u>	<u>Listed</u>	<u>Sales</u>	<u>Dollar Volume</u>	<u>Av. Price</u>	<u>Med. Price</u>
Central					
C-1	883	329	\$84,664,649	\$257,339	\$232,000
C-2	385	114	53,699,113	471,045	358,000
C-3	324	88	43,222,150	491,161	344,000
C-4	544	160	85,777,385	536,109	476,250
C-6	107	27	10,232,118	378,967	335,000
C-7	350	126	36,081,250	286,359	274,500
C-8	495	203	53,261,716	262,373	229,000
C-9	196	54	39,009,802	722,404	672,500
C-10	305	133	66,994,307	503,717	385,000
C-11	214	64	21,951,135	342,986	316,400
C-12	312	73	59,863,400	820,047	660,000
C-13	220	96	26,925,550	280,474	254,950
C-14	497	200	66,528,644	332,643	295,000
C-15	431	175	53,001,962	302,868	270,000
Total	5,263	1,842	\$701,213,181	\$380,680	N/A
North					
N-1	316	121	\$42,938,540	\$354,864	\$306,000
N-2	511	178	60,082,540	337,542	295,750
N-3	707	261	86,310,511	330,692	278,000
N-4	503	173	56,593,127	327,128	315,000
N-5	134	36	12,090,900	335,858	321,500
N-6	289	135	40,676,369	301,306	246,500
N-7	434	207	54,024,471	260,988	241,000
N-8	1,029	284	84,431,620	297,294	265,950
N-10	423	186	54,310,098	291,990	270,000
N-11	740	235	75,771,739	322,433	300,000
N-12	118	31	10,362,538	334,275	285,470
N-13	84	10	2,683,700	268,370	271,000
N-14	197	30	11,645,000	388,167	359,500
N-15	112	29	7,347,800	253,372	245,000
N-16	155	39	12,187,000	312,487	259,500
N-17	400	127	21,362,549	168,209	156,000
N-18	173	69	13,691,825	198,432	184,900
N-19	178	78	14,082,191	180,541	175,000
N-20	28	3	836,000	278,667	275,000
N-21	41	14	2,885,500	206,107	214,250
N-22	85	23	4,106,200	178,530	162,000
N-23	183	65	12,050,016	185,385	170,100
N-24	112	36	5,108,000	141,889	136,750
TOTAL	6,952	2,370	\$685,578,234	\$289,274	N/A
Grand Total	32,767	11,735	\$3,140,043,719	\$267,579	N/A

Includes Re-runs:

East	3,369	West	5,694
Central	2,525	North	3,258

Single-Family Central Breakdown February 2002

	Detached Houses			Semi-Detached Houses		
	Sales	Av. Price	Med. Price	Sales	Av. Price	Med. Price
C-1	6	415,000	404,550	16	369,532	391,500
C-2	23	825,239	655,000	22	429,012	380,179
C-3	38	582,520	516,500	8	402,325	291,750
C-4	79	625,359	600,000	7	341,478	338,000
C-6	14	421,437	345,550	-	-	-
C-7	22	363,793	332,000	3	292,000	275,000
C-8	3	370,000	450,000	7	422,443	399,000
C-9	18	826,504	830,500	1	705,000	705,000
C-10	36	786,222	615,000	12	393,250	355,000
C-11	13	560,962	597,000	6	361,567	371,250
C-12	34	821,941	755,000	3	296,967	300,000
C-13	15	406,490	363,000	9	256,356	251,000
C-14	44	440,881	363,950	1	325,000	325,000
C-15	39	459,292	426,000	10	288,650	285,500

	Townhouse Condominiums			Condominium Apartments			Link Houses		
	Sales	Av. Price	Med. Price	Sales	Av. Price	Med. Price	Sales	Av. Price	Med. Price
C-1	22	273,767	229,900	147	250,252	229,000	-	-	-
C-2	2	227,500	227,500	20	345,388	358,000	-	-	-
C-3	-	-	-	4	271,000	263,000	-	-	-
C-4	-	-	-	10	213,660	215,250	-	-	-
C-6	-	-	-	1	198,000	198,000	-	-	-
C-7	9	243,044	224,900	30	236,993	231,000	2	331,500	331,500
C-8	-	-	-	103	237,007	220,000	-	-	-
C-9	3	595,000	510,000	3	625,007	436,000	-	-	-
C-10	5	305,200	265,000	18	260,728	245,000	-	-	-
C-11	1	285,000	285,000	11	181,278	180,705	-	-	-
C-12	2	299,500	299,500	10	503,630	426,500	-	-	-
C-13	4	200,350	206,950	26	253,073	212,500	-	-	-
C-14	12	357,417	385,750	64	232,940	217,500	-	-	-
C-15	27	209,750	215,000	24	204,885	167,250	1	255,000	255,000

	Attached/Row			Co-op Apartments			Detached Condominiums		
	Sales	Av. Price	Med. Price	Sales	Av. Price	Med. Price	Sales	Av. Price	Med. Price
C-1	10	276,189	286,500	-	-	-	-	-	-
C-2	1	715,000	715,000	1	239,000	239,000	-	-	-
C-3	-	-	-	3	200,333	210,000	-	-	-
C-4	-	-	-	1	117,000	117,000	-	-	-
C-6	-	-	-	-	-	-	-	-	-
C-7	1	255,900	255,900	-	-	-	-	-	-
C-8	15	329,164	294,000	-	-	-	-	-	-
C-9	1	536,500	536,500	3	294,000	287,000	-	-	-
C-10	-	-	-	-	-	-	-	-	-
C-11	1	290,000	290,000	1	54,900	54,900	-	-	-
C-12	-	-	-	-	-	-	-	-	-
C-13	-	-	-	-	-	-	-	-	-
C-14	2	491,250	491,250	-	-	-	-	-	-
C-15	1	309,500	309,500	-	-	-	-	-	-

Single-Family West Breakdown February 2002

	Detached Houses			Semi-Detached Houses		
	Sales	Av. Price	Med. Price	Sales	Av. Price	Med. Price
W-1	18	406,353	400,750	8	292,888	288,750
W-2	24	347,292	347,250	32	250,032	240,000
W-3	36	210,989	214,450	17	204,324	200,000
W-4	38	251,837	223,250	2	258,000	258,000
W-5	18	305,967	271,000	34	247,294	240,500
W-6	33	234,003	239,000	4	215,625	215,500
W-7	33	372,618	334,300	-	-	-
W-8	79	560,034	451,900	1	265,500	265,500
W-9	20	359,200	337,500	2	246,000	246,000
W-10	43	244,228	247,000	5	233,200	232,000
W-12	48	359,419	313,500	8	248,686	248,995
W-13	48	381,235	376,750	9	214,078	215,000
W-14	17	334,912	291,000	8	248,838	245,450
W-15	9	287,000	274,000	13	253,631	254,000
W-16	49	325,840	284,900	21	217,395	220,000
W-17	-	-	-	-	-	-
W-18	11	213,600	206,000	16	207,269	211,250
W-19	102	320,720	307,000	38	233,248	238,500
W-20	129	310,988	287,000	67	224,043	224,900
W-21	37	401,254	325,000	6	227,233	200,950
W-22	2	260,500	260,500	1	201,000	201,000
W-23	175	258,406	240,000	61	199,980	197,900
W-24	98	252,960	252,000	43	211,542	216,000
W-25	6	424,817	231,450	-	-	-
W-26	1	332,500	332,500	-	-	-
W-27	54	260,807	246,350	3	189,667	178,000
W-28	47	338,200	323,000	5	206,800	210,000
W-29	37	201,881	194,500	9	139,533	149,000

	Townhouse Condominiums			Condominium Apartments			Link Houses		
	Sales	Av. Price	Med. Price	Sales	Av. Price	Med. Price	Sales	Av. Price	Med. Price
W-1	1	130,000	130,000	12	199,028	186,500	-	-	-
W-2	-	-	-	5	233,980	233,000	-	-	-
W-3	-	-	-	10	159,290	156,750	-	-	-
W-4	5	175,000	168,500	32	136,438	139,500	-	-	-
W-5	14	169,164	172,450	26	114,438	116,250	-	-	-
W-6	5	339,180	303,000	41	259,028	212,000	-	-	-
W-7	1	332,500	332,500	1	169,000	169,000	-	-	-
W-8	6	173,583	168,250	43	216,033	178,500	-	-	-
W-9	1	215,000	215,000	24	151,121	120,750	-	-	-
W-10	16	149,031	149,500	48	131,921	135,500	1	216,000	216,000
W-12	12	191,367	181,250	13	154,031	151,500	-	-	-
W-13	11	196,591	182,000	10	134,439	129,950	-	-	-
W-14	17	183,582	208,500	22	140,409	134,250	2	237,050	237,050
W-15	18	179,264	183,250	102	160,130	159,650	-	-	-
W-16	22	216,970	189,425	11	204,027	169,900	6	226,167	220,000
W-17	-	-	-	-	-	-	-	-	-
W-18	6	169,833	148,250	3	130,333	129,000	-	-	-
W-19	35	194,610	199,000	49	186,296	165,000	3	251,667	254,000
W-20	59	178,536	168,500	7	142,000	137,000	1	249,500	249,500
W-21	3	182,833	184,000	4	164,500	154,500	1	207,000	207,000
W-22	-	-	-	-	-	-	1	212,000	212,000
W-23	30	166,107	162,250	8	156,788	152,950	5	194,880	199,500
W-24	30	141,198	138,500	34	141,126	138,850	-	-	-
W-25	5	125,600	136,000	-	-	-	-	-	-
W-26	-	-	-	-	-	-	-	-	-
W-27	4	141,350	144,700	-	-	-	3	167,833	168,500
W-28	1	202,000	202,000	-	-	-	1	229,900	229,900
W-29	2	127,000	127,000	2	121,500	121,500	1	154,350	154,350

	Attached/Row			Co-op Apartments			Detached Condominiums		
	Sales	Av. Price	Med. Price	Sales	Av. Price	Med. Price	Sales	Av. Price	Med. Price
W-1	1	287,000	287,000	-	-	-	-	-	-
W-2	2	242,250	242,250	-	-	-	-	-	-
W-3	1	168,000	168,000	-	-	-	-	-	-
W-4	2	227,750	227,750	-	-	-	-	-	-
W-5	-	-	-	-	-	-	-	-	-
W-6	5	295,180	295,900	-	-	-	-	-	-
W-7	2	350,000	350,000	-	-	-	-	-	-
W-8	2	412,050	412,050	-	-	-	-	-	-
W-9	-	-	-	-	-	-	-	-	-
W-10	3	217,333	227,000	-	-	-	-	-	-
W-12	-	-	-	-	-	-	-	-	-
W-13	4	182,625	180,000	-	-	-	-	-	-
W-14	-	-	-	-	-	-	-	-	-
W-15	-	-	-	-	-	-	-	-	-
W-16	2	210,794	210,794	-	-	-	-	-	-
W-17	-	-	-	-	-	-	-	-	-
W-18	-	-	-	-	-	-	-	-	-
W-19	27	233,148	233,000	-	-	-	-	-	-
W-20	9	216,556	217,000	-	-	-	-	-	-
W-21	9	232,489	210,000	-	-	-	-	-	-
W-22	-	-	-	-	-	-	-	-	-
W-23	53	184,384	185,000	-	-	-	-	-	-
W-24	11	190,536	186,000	-	-	-	-	-	-
W-25	-	-	-	-	-	-	-	-	-
W-26	-	-	-	-	-	-	-	-	-
W-27	7	187,814	189,900	-	-	-	-	-	-
W-28	8	186,125	187,500	-	-	-	-	-	-
W-29	4	130,725	133,200	-	-	-	-	-	-

Year	* Number of Sales (Property of all types)		* Dollar Volume (Property of all types)	* Average Price (Property of all types)	
1953	2,699		\$ 38,935,130	\$ 14,424	
1954	3,061		44,835,245	14,647	
1955	3,555		53,153,433	14,952	
1956	4,885		73,486,822	15,043	
1957	5,916		93,072,456	15,732	
1958	7,968		128,163,813	16,085	
1959	9,559		158,821,137	16,615	
1960	9,298		151,828,112	16,329	
1961	9,264		151,314,565	16,334	
1962	9,669		161,878,920	16,742	
1963	11,096	* Number of Sales (Single-Family Only)	183,272,930	16,517	* Average Price (Single-Family Only)
1964	13,895		241,218,500	17,370	
1965	14,890		281,164,558	18,883	
1966	14,883	13,428	326,687,333	21,950	\$ 21,360
1967	14,886	12,432	367,415,993	24,681	24,078
1968	15,570	12,245	430,301,604	27,637	26,732
1969	15,817	12,493	473,422,285	29,931	28,929
1970	13,076	10,498	394,123,765	30,141	29,492
1971	15,587	13,085	496,009,054	31,822	30,426
1972	17,037	14,613	580,579,218	34,078	32,513
1973	19,561	16,335	862,742,566	44,105	40,605
1974	20,680	17,318	1,160,586,426	56,121	52,806
1975	26,088	22,020	1,517,817,465	58,180	57,581
1976	22,575	19,025	1,417,814,546	62,805	61,389
1977	24,335	20,512	1,630,809,263	67,015	64,559
1978	24,778	21,184	1,707,519,316	68,913	67,333
1979	27,060	23,466	2,068,819,999	73,992	70,830
1980	30,977	26,017	2,478,889,915	80,023	75,694
1981	35,434	29,625	3,373,355,403	95,201	90,203
1982	28,936	25,336	2,825,353,787	97,724	95,496
1983	34,896	30,046	3,668,093,732	105,115	101,626
1984	36,206	31,905	3,845,980,469	106,225	102,318
1985	51,514	45,509	5,957,686,711	115,652	109,094
1986	54,815	52,919	8,195,016,831	149,503	138,925
1987	51,149	43,475	10,287,088,795	201,120	189,105
1988	61,441	49,381	15,234,986,682	249,632	229,635
1989	47,447	38,960	13,863,276,860	292,185	273,698
1990	31,652	26,779	8,264,140,752	261,094	255,020
1991	44,510	38,144	10,606,078,479	238,285	234,313
1992	49,113	41,703	10,705,964,103	217,986	214,971
1993	46,561	38,990	9,885,955,838	212,323	206,490
1994	52,796	44,237	11,516,814,224	218,138	208,921
1995	47,100	39,273	9,902,240,806	210,238	203,028
1996	65,760	55,779	13,497,191,369	205,249	198,150
1997	69,530	58,014	15,334,247,984	220,541	211,307
1998	66,876	55,344	15,050,497,785	225,051	216,815
1999	71,738	58,957	16,914,637,727	235,783	228,372
2000	70,625	58,343	17,774,041,917	251,667	243,255
2001					
January	3,760	3,103	913,966,272	243,076	235,535
February	5,624	4,761	1,447,699,784	257,414	252,072
March	7,379	6,328	1,883,344,713	254,953	248,601
April	7,267	6,163	1,844,263,622	253,786	249,692
May	8,775	7,485	2,277,149,752	259,504	255,460
June	8,334	7,176	2,235,421,622	268,229	258,797
July	6,733	5,807	1,730,865,830	257,072	250,095
August	6,792	5,845	1,734,968,171	255,442	247,472
September	5,853	5,021	1,472,023,463	251,498	245,530
October	6,352	5,402	1,626,692,262	256,091	251,479
November	6,674	5,759	1,754,916,288	262,949	257,947
December	5,538	4,762	1,464,243,453	264,399	255,584
Total	79,081	67,612	20,385,555,232	257,781	251,508
2002					
January	5,750	4,869	1,537,086,491	267,319	262,919
February	7,951	6,866	2,187,666,939	275,144	270,883
Total	13,701	11,735	3,724,753,430	271,860	267,579

* Due to District revisions, caution should be exercised when undertaking historical comparisons. Please refer to appropriate maps.

