

January 2005

January Breaks 4,000 Sales

TORONTO - Thursday, February 3, 2005.

For only the fifth time in history, Toronto sales broke the 4,000 level in January, TREB President Ron Abraham announced today. "With 4,153 sales during the month, 2005 is off to a fast start," said the President. "Although it is still very early in the year, the January figure is a sign of good things to come."

Meanwhile, prices rose modestly in January, with the average climbing two per cent to \$323,141 over December's figure of \$315,231. It was also up nine per cent over January of 2004. "Although it is very early in the year, these price figures do provide a clue as to how 2005 will work out," said Mr. Abraham. "Once again, we will probably experience the same moderate, sustainable, single-digit price increases that have been the norm for the past several years."

Breaking down the total, 1,552 sales were reported in TREB's 28 West districts and averaged \$297,770; 699

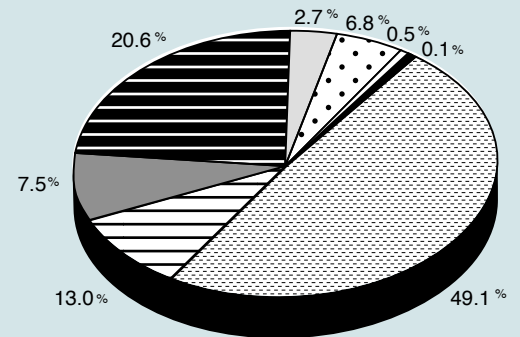
sales were reported in the 14 Central districts and averaged \$436,264; 895 sales were reported in the 23 North districts and averaged \$351,153; and 1,007 sales were reported in TREB's 21 East districts and averaged \$258,824. ■

NEIGHBOURHOOD CORNER

Mississauga

There were 569 sales in the Mississauga area during January, down 12 per cent from the figure recorded in January of 2004. The average price, however, rose seven per cent to \$298,503. Breaking down the total, detached homes in Mississauga (203 sales) averaged about \$418,655, while semis (121 sales) came in at \$279,025. ■

SINGLE FAMILY RESIDENTIAL BREAKDOWN



| Dwelling Type | Sales | % | Median |
|------------------|-------|----|-------------|
| Detached | 2,039 | 97 | \$340,000 |
| Semi-Detached | 539 | 98 | \$273,000 |
| Condo Townhouse | 308 | 97 | \$215,640 |
| Condo Apt | 854 | 97 | \$190,000 |
| Link | 111 | 98 | \$258,000 |
| Att/Row/Twnhouse | 281 | 97 | \$260,750 |
| Co-op Apt | 20 | 96 | \$160,750 |
| Det Condo | 1 | 88 | \$1,105,000 |

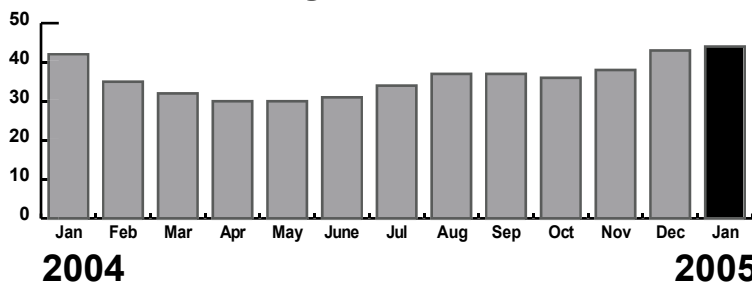
Housing Market Indicators

| | Jan. 2004 | Jan. 2005 | %Change |
|------------------|-----------|-----------|---------|
| Sales | 4,256 | 4,153 | (-2%) |
| New Listings | 10,020 | 10,838 | (+8%) |
| Active Listings* | 16,347 | 17,596 | (+8%) |

* All figures for single-family dwellings.

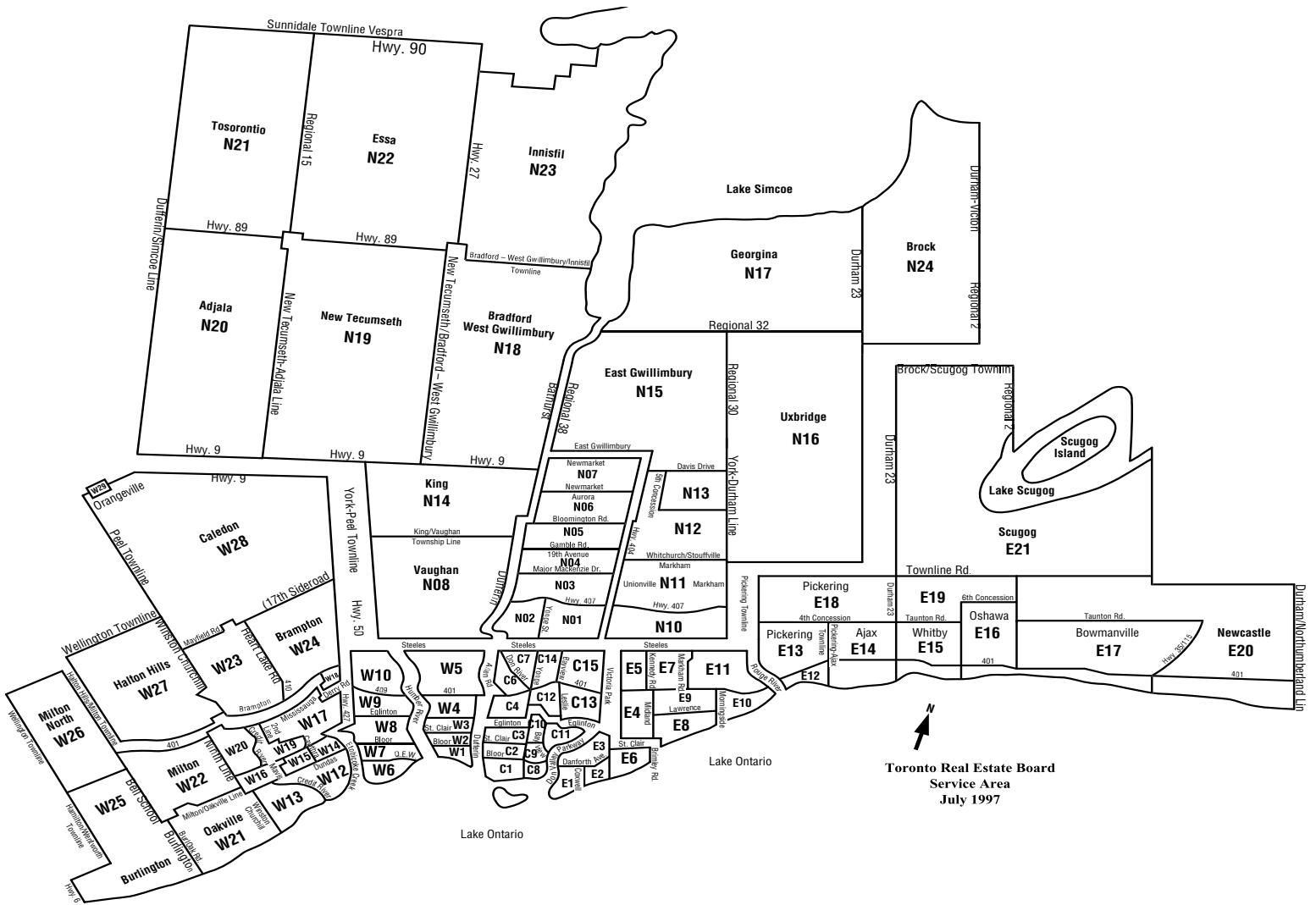
DAYS ON MARKET

Days on Market



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Price Category Breakdown - January 2005

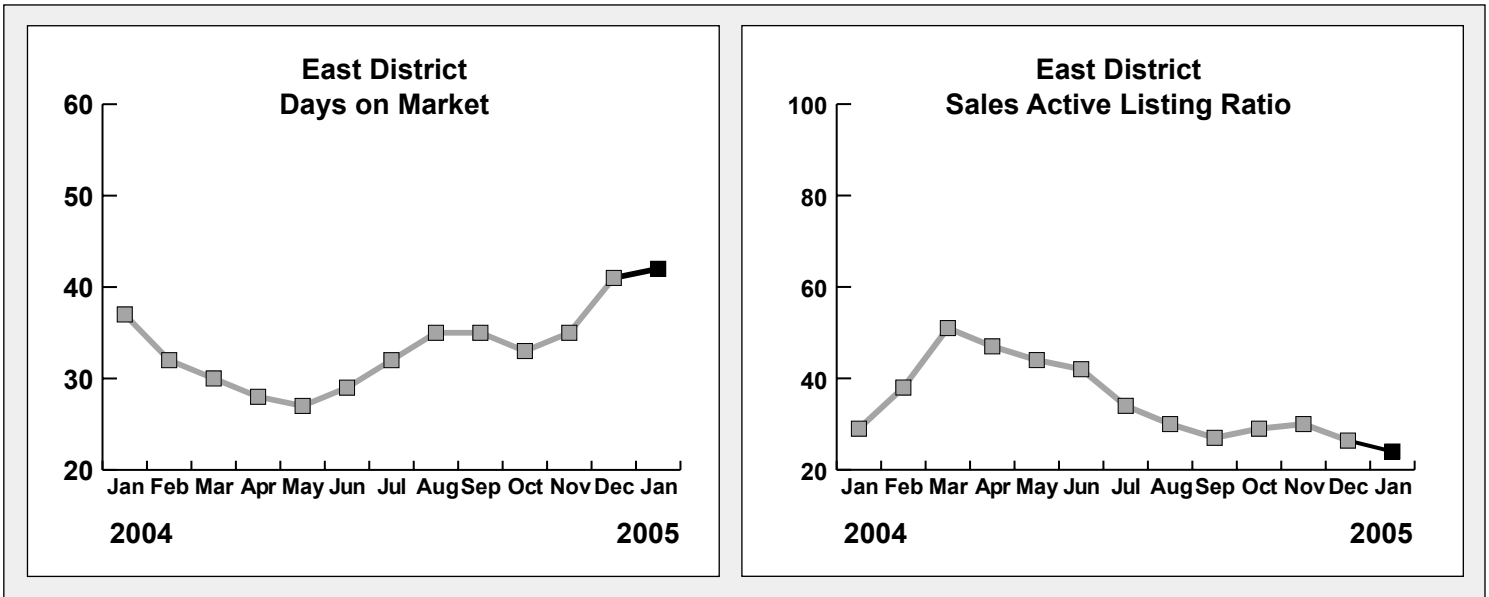
| Price Range | Total S.F.D | %S.F.D | Condo Apt. | %Condo Apt. | Condo T.H. | %Condo T.H. |
|---------------------------|--------------|------------|------------|-------------|------------|-------------|
| - \$90,000 | 17 | 0.4 | 6 | 0.7 | 2 | 0.6 |
| \$90,001 - \$100,000 | 13 | 0.3 | 10 | 1.2 | 2 | 0.6 |
| \$100,001 - \$110,000 | 24 | 0.6 | 13 | 1.5 | 5 | 1.6 |
| \$110,001 - \$120,000 | 21 | 0.5 | 12 | 1.4 | 1 | 0.3 |
| \$120,001 - \$130,000 | 36 | 0.9 | 26 | 3.0 | 4 | 1.3 |
| \$130,001 - \$140,000 | 66 | 1.6 | 45 | 5.3 | 10 | 3.2 |
| \$140,001 - \$150,000 | 71 | 1.7 | 42 | 4.9 | 20 | 6.5 |
| \$150,001 - \$160,000 | 93 | 2.2 | 57 | 6.7 | 10 | 3.2 |
| \$160,001 - \$170,000 | 130 | 3.1 | 80 | 9.4 | 19 | 6.2 |
| \$170,001 - \$180,000 | 127 | 3.1 | 79 | 9.3 | 11 | 3.6 |
| \$180,001 - \$190,000 | 124 | 3.0 | 59 | 6.9 | 21 | 6.8 |
| \$190,001 - \$200,000 | 111 | 2.7 | 45 | 5.3 | 17 | 5.5 |
| \$200,001 - \$225,000 | 345 | 8.3 | 115 | 13.5 | 57 | 18.5 |
| \$225,001 - \$250,000 | 435 | 10.5 | 81 | 9.5 | 49 | 15.9 |
| \$250,001 - \$300,000 | 850 | 20.5 | 78 | 9.1 | 49 | 15.9 |
| \$300,001 - \$400,000 | 941 | 22.7 | 68 | 8.0 | 22 | 7.1 |
| \$400,001 - \$500,000 | 375 | 9.0 | 15 | 1.8 | 4 | 1.3 |
| \$500,001 - \$750,000 | 237 | 5.7 | 17 | 2.0 | 5 | 1.6 |
| \$750,001 - \$1,000,000 | 73 | 1.8 | 3 | 0.4 | - | - |
| \$1,000,001 - \$1,500,000 | 35 | 0.8 | - | - | - | - |
| \$1,500,001 - | 29 | 0.7 | 3 | 0.4 | - | - |
| Total: | 4,153 | 100 | 854 | 100 | 308 | 100 |

Current Month: January 2005

| Area | Active | New | Sales | \$ Volume | Avg Price | Med Price | Avg DOM | Avg %List |
|--------------|--------------|--------------|--------------|----------------------|------------------|------------------|-----------|-----------|
| E01 | 103 | 64 | 37 | \$10,956,677 | \$296,126 | \$298,000 | 25 | 100 |
| E02 | 107 | 104 | 42 | \$15,597,413 | \$371,367 | \$323,057 | 33 | 99 |
| E03 | 244 | 149 | 61 | \$18,263,602 | \$299,403 | \$268,500 | 44 | 98 |
| E04 | 256 | 139 | 55 | \$12,862,040 | \$233,855 | \$250,000 | 43 | 97 |
| E05 | 281 | 154 | 62 | \$16,484,068 | \$265,872 | \$262,750 | 45 | 96 |
| E06 | 90 | 63 | 28 | \$8,980,055 | \$320,716 | \$278,750 | 41 | 97 |
| E07 | 333 | 195 | 63 | \$16,374,400 | \$259,911 | \$253,000 | 51 | 97 |
| E08 | 287 | 169 | 38 | \$10,502,000 | \$276,368 | \$253,000 | 39 | 97 |
| E09 | 289 | 183 | 59 | \$12,636,850 | \$214,184 | \$210,000 | 49 | 97 |
| E10 | 181 | 122 | 39 | \$11,404,450 | \$292,422 | \$285,000 | 37 | 97 |
| E11 | 463 | 247 | 58 | \$14,134,477 | \$243,698 | \$224,000 | 46 | 97 |
| E12 | 27 | 17 | 10 | \$2,460,750 | \$246,075 | \$249,750 | 41 | 98 |
| E13 | 261 | 186 | 41 | \$11,224,800 | \$273,776 | \$267,000 | 41 | 98 |
| E14 | 258 | 195 | 70 | \$18,478,590 | \$263,980 | \$247,250 | 41 | 97 |
| E15 | 296 | 258 | 92 | \$24,619,500 | \$267,603 | \$257,250 | 30 | 98 |
| E16 | 349 | 262 | 137 | \$26,247,570 | \$191,588 | \$178,000 | 45 | 97 |
| E17 | 219 | 159 | 66 | \$14,924,300 | \$226,126 | \$217,000 | 45 | 97 |
| E18 | 22 | 9 | - | - | - | - | - | - |
| E19 | 61 | 44 | 15 | \$4,429,900 | \$295,327 | \$267,000 | 42 | 98 |
| E20 | 58 | 28 | 14 | \$4,082,000 | \$291,571 | \$252,500 | 59 | 98 |
| E21 | 83 | 50 | 20 | \$5,971,900 | \$298,595 | \$240,000 | 54 | 97 |
| Total | 4,268 | 2,797 | 1,007 | \$260,635,342 | \$258,824 | \$243,000 | 42 | 97 |

Year-to-Date: January 2005 to January 2005

| Area | Listed | Sales | \$ Volume | Avg Price | Med Price | Avg DOM | Avg %List |
|--------------|--------------|--------------|----------------------|------------------|------------------|-----------|-----------|
| E01 | 63 | 37 | \$10,956,677 | \$296,126 | \$298,000 | 25 | 100 |
| E02 | 103 | 42 | \$15,597,413 | \$371,367 | \$323,057 | 33 | 99 |
| E03 | 149 | 61 | \$18,263,602 | \$299,403 | \$268,500 | 44 | 98 |
| E04 | 138 | 55 | \$12,862,040 | \$233,855 | \$250,000 | 43 | 97 |
| E05 | 153 | 62 | \$16,484,068 | \$265,872 | \$262,750 | 45 | 96 |
| E06 | 63 | 28 | \$8,980,055 | \$320,716 | \$278,750 | 41 | 97 |
| E07 | 192 | 63 | \$16,374,400 | \$259,911 | \$253,000 | 51 | 97 |
| E08 | 168 | 38 | \$10,502,000 | \$276,368 | \$253,000 | 39 | 97 |
| E09 | 182 | 59 | \$12,636,850 | \$214,184 | \$210,000 | 49 | 97 |
| E10 | 122 | 39 | \$11,404,450 | \$292,422 | \$285,000 | 37 | 97 |
| E11 | 246 | 58 | \$14,134,477 | \$243,698 | \$224,000 | 46 | 97 |
| E12 | 16 | 10 | \$2,460,750 | \$246,075 | \$249,750 | 41 | 98 |
| E13 | 183 | 41 | \$11,224,800 | \$273,776 | \$267,000 | 41 | 98 |
| E14 | 194 | 70 | \$18,478,590 | \$263,980 | \$247,250 | 41 | 97 |
| E15 | 255 | 92 | \$24,619,500 | \$267,603 | \$257,250 | 30 | 98 |
| E16 | 261 | 137 | \$26,247,570 | \$191,588 | \$178,000 | 45 | 97 |
| E17 | 156 | 66 | \$14,924,300 | \$226,126 | \$217,000 | 45 | 97 |
| E18 | 9 | - | - | - | - | - | - |
| E19 | 43 | 15 | \$4,429,900 | \$295,327 | \$267,000 | 42 | 98 |
| E20 | 28 | 14 | \$4,082,000 | \$291,571 | \$252,500 | 59 | 98 |
| E21 | 49 | 20 | \$5,971,900 | \$298,595 | \$240,000 | 54 | 97 |
| Total | 2,773 | 1,007 | \$260,635,342 | \$258,824 | \$243,000 | 42 | 97 |



| Detached Houses | | | | | | | Semi-Detached Houses | | | | | | |
|-----------------|-----|-------|-----------|------------|-------|------------|----------------------|-----|-------|-----------|------------|-------|------------|
| Area | Act | Sales | Av. Price | Med. Price | % S-A | Av. % List | Area | Act | Sales | Av. Price | Med. Price | % S-A | Av. % List |
| E01 | 26 | 8 | \$294,200 | \$284,500 | 30.8 | 100 | E01 | 54 | 25 | \$294,403 | \$298,000 | 46.3 | 100 |
| E02 | 35 | 16 | \$439,163 | \$387,500 | 45.7 | 98 | E02 | 41 | 18 | \$347,406 | \$289,750 | 43.9 | 100 |
| E03 | 92 | 32 | \$363,894 | \$280,000 | 34.8 | 98 | E03 | 52 | 10 | \$312,610 | \$277,500 | 19.2 | 101 |
| E04 | 83 | 27 | \$276,013 | \$275,000 | 32.5 | 97 | E04 | 12 | 3 | \$226,503 | \$225,000 | 25.0 | 99 |
| E05 | 76 | 21 | \$360,142 | \$357,000 | 27.6 | 96 | E05 | 12 | 2 | \$303,250 | \$303,250 | 16.7 | 95 |
| E06 | 75 | 22 | \$337,025 | \$280,000 | 29.3 | 97 | E06 | 10 | 6 | \$260,917 | \$241,250 | 60.0 | 97 |
| E07 | 119 | 27 | \$341,685 | \$325,500 | 22.7 | 97 | E07 | 29 | 2 | \$240,500 | \$240,500 | 6.9 | 96 |
| E08 | 111 | 22 | \$357,759 | \$298,150 | 19.8 | 98 | E08 | 14 | 1 | \$215,000 | \$215,000 | 7.1 | 96 |
| E09 | 99 | 24 | \$264,094 | \$265,500 | 24.2 | 97 | E09 | 5 | 1 | \$252,000 | \$252,000 | 20.0 | 95 |
| E10 | 130 | 26 | \$335,971 | \$311,000 | 20.0 | 97 | E10 | 12 | - | - | - | - | - |
| E11 | 167 | 20 | \$316,250 | \$332,500 | 12.0 | 98 | E11 | 44 | 7 | \$251,379 | \$254,000 | 15.9 | 97 |
| E12 | 17 | 8 | \$267,344 | \$261,250 | 47.1 | 98 | E12 | 1 | - | - | - | - | - |
| E13 | 162 | 22 | \$311,045 | \$292,600 | 13.6 | 97 | E13 | 23 | 3 | \$270,800 | \$259,000 | 13.0 | 99 |
| E14 | 203 | 47 | \$293,630 | \$270,400 | 23.2 | 97 | E14 | 11 | 3 | \$223,333 | \$226,000 | 27.3 | 98 |
| E15 | 198 | 56 | \$296,796 | \$292,000 | 28.3 | 98 | E15 | 15 | 4 | \$232,850 | \$243,450 | 26.7 | 98 |
| E16 | 245 | 88 | \$216,436 | \$211,500 | 35.9 | 97 | E16 | 46 | 23 | \$161,304 | \$164,000 | 50.0 | 98 |
| E17 | 125 | 35 | \$262,474 | \$245,000 | 28.0 | 97 | E17 | 9 | 3 | \$177,000 | \$187,000 | 33.3 | 98 |
| E18 | 22 | - | - | - | - | - | E18 | - | - | - | - | - | - |
| E19 | 51 | 8 | \$358,238 | \$336,000 | 15.7 | 98 | E19 | - | - | - | - | - | - |
| E20 | 53 | 13 | \$297,769 | \$270,000 | 24.5 | 98 | E20 | - | - | - | - | - | - |
| E21 | 81 | 20 | \$298,595 | \$240,000 | 24.7 | 97 | E21 | - | - | - | - | - | - |

| Condo Apartment | | | | | | | Link | | | | | | |
|-----------------|-----|-------|-----------|------------|-------|------------|------|-----|-------|-----------|------------|-------|------------|
| Area | Act | Sales | Av. Price | Med. Price | % S-A | Av. % List | Area | Act | Sales | Av. Price | Med. Price | % S-A | Av. % List |
| E01 | 5 | 1 | \$161,000 | \$161,000 | 20.0 | 98 | E01 | - | - | - | - | - | - |
| E02 | 20 | 4 | \$280,875 | \$262,250 | 20.0 | 99 | E02 | - | - | - | - | - | - |
| E03 | 93 | 17 | \$148,994 | \$149,500 | 18.3 | 97 | E03 | - | - | - | - | - | - |
| E04 | 118 | 19 | \$164,167 | \$162,000 | 16.1 | 96 | E04 | - | - | - | - | - | - |
| E05 | 135 | 23 | \$195,761 | \$185,000 | 17.0 | 95 | E05 | 10 | 3 | \$278,500 | \$273,000 | 30.0 | 97 |
| E06 | 3 | - | - | - | - | - | E06 | 1 | - | - | - | - | - |
| E07 | 124 | 19 | \$161,584 | \$168,300 | 15.3 | 96 | E07 | 23 | 4 | \$259,500 | \$262,000 | 17.4 | 97 |
| E08 | 110 | 12 | \$154,858 | \$150,500 | 10.9 | 97 | E08 | - | - | - | - | - | - |
| E09 | 133 | 26 | \$180,196 | \$172,600 | 19.6 | 97 | E09 | - | - | - | - | - | - |
| E10 | 13 | 3 | \$134,000 | \$135,000 | 23.1 | 95 | E10 | 3 | - | - | - | - | - |
| E11 | 132 | 6 | \$148,183 | \$152,500 | 4.6 | 97 | E11 | 12 | 2 | \$220,500 | \$220,500 | 16.7 | 97 |
| E12 | 2 | - | - | - | - | - | E12 | 2 | - | - | - | - | - |
| E13 | 14 | 3 | \$195,833 | \$208,000 | 21.4 | 96 | E13 | 10 | 4 | \$237,475 | \$234,950 | 40.0 | 98 |
| E14 | 12 | 6 | \$153,000 | \$156,000 | 50.0 | 98 | E14 | 6 | 2 | \$227,250 | \$227,250 | 33.3 | 98 |
| E15 | 5 | 4 | \$217,750 | \$211,500 | 80.0 | 99 | E15 | 35 | 8 | \$242,125 | \$245,000 | 22.9 | 99 |
| E16 | 14 | 2 | \$134,250 | \$134,250 | 14.3 | 96 | E16 | 6 | 7 | \$177,489 | \$175,625 | 116.7 | 99 |
| E17 | 5 | 2 | \$153,500 | \$153,500 | 40.0 | 97 | E17 | 57 | 15 | \$203,113 | \$200,000 | 26.3 | 99 |
| E18 | - | - | - | - | - | - | E18 | - | - | - | - | - | - |
| E19 | - | - | - | - | - | - | E19 | 5 | 5 | \$229,800 | \$231,000 | 100.0 | 98 |
| E20 | - | - | - | - | - | - | E20 | 5 | 1 | \$211,000 | \$211,000 | 20.0 | 99 |
| E21 | - | - | - | - | - | - | E21 | 2 | - | - | - | - | - |

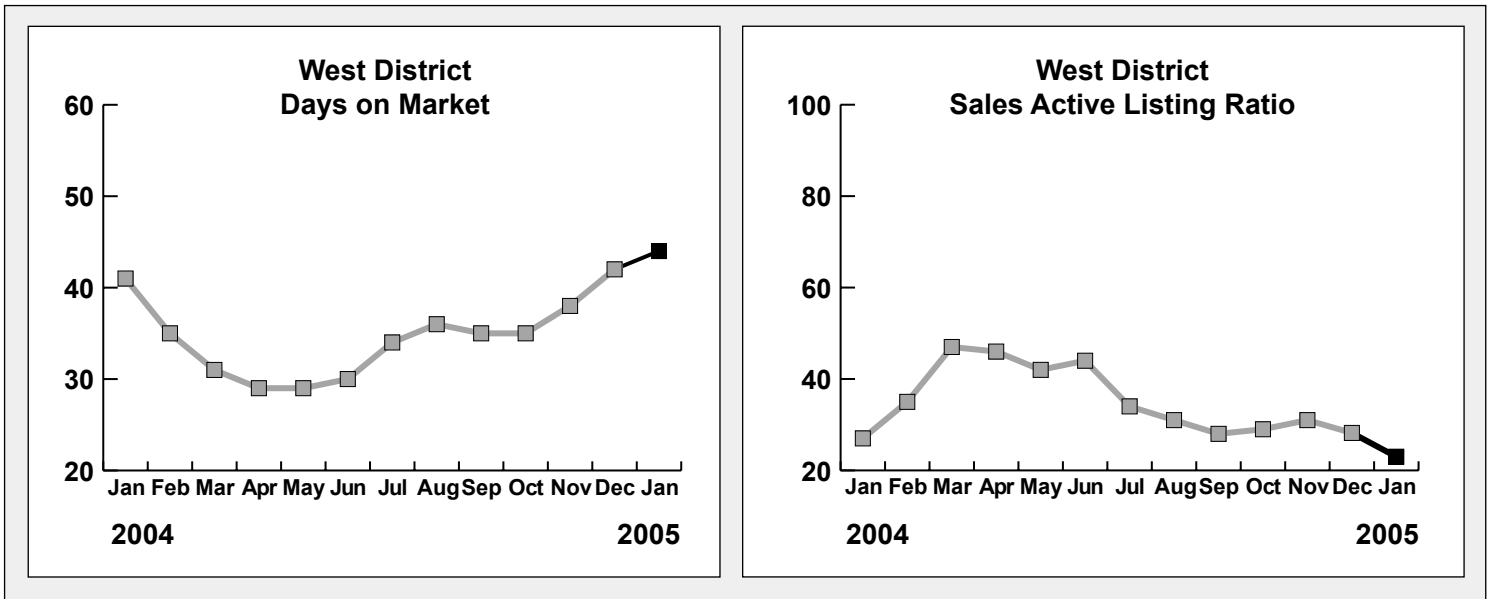
| Condo Townhouse | | | | | | | Detached Condo | | | | | | |
|-----------------|-----|-------|-----------|------------|-------|------------|----------------|-----|-------|-----------|------------|-------|------------|
| Area | Act | Sales | Av. Price | Med. Price | % S-A | Av. % List | Area | Act | Sales | Av. Price | Med. Price | % S-A | Av. % List |
| E01 | 3 | - | - | - | - | - | E01 | - | - | - | - | - | - |
| E02 | 5 | 1 | \$218,000 | \$218,000 | 20.0 | 97 | E02 | - | - | - | - | - | - |
| E03 | 1 | - | - | - | - | - | E03 | - | - | - | - | - | - |
| E04 | 37 | 5 | \$258,400 | \$273,000 | 13.5 | 96 | E04 | - | - | - | - | - | - |
| E05 | 46 | 9 | \$222,787 | \$220,800 | 19.6 | 98 | E05 | - | - | - | - | - | - |
| E06 | - | - | - | - | - | - | E06 | - | - | - | - | - | - |
| E07 | 22 | 8 | \$220,788 | \$218,750 | 36.4 | 97 | E07 | - | - | - | - | - | - |
| E08 | 41 | 2 | \$156,500 | \$156,500 | 4.9 | 98 | E08 | - | - | - | - | - | - |
| E09 | 46 | 8 | \$170,188 | \$163,750 | 17.4 | 95 | E09 | - | - | - | - | - | - |
| E10 | 13 | 4 | \$178,750 | \$180,000 | 30.8 | 97 | E10 | - | - | - | - | - | - |
| E11 | 56 | 10 | \$187,664 | \$188,150 | 17.9 | 97 | E11 | 2 | - | - | - | - | - |
| E12 | 4 | 1 | \$148,000 | \$148,000 | 25.0 | 99 | E12 | - | - | - | - | - | - |
| E13 | 32 | 5 | \$213,700 | \$183,000 | 15.6 | 98 | E13 | - | - | - | - | - | - |
| E14 | 12 | 3 | \$182,833 | \$165,000 | 25.0 | 98 | E14 | 1 | - | - | - | - | - |
| E15 | 18 | 3 | \$178,000 | \$173,000 | 16.7 | 98 | E15 | 1 | - | - | - | - | - |
| E16 | 30 | 14 | \$117,950 | \$126,250 | 46.7 | 97 | E16 | - | - | - | - | - | - |
| E17 | 3 | 2 | \$150,500 | \$150,500 | 66.7 | 98 | E17 | - | - | - | - | - | - |
| E18 | - | - | - | - | - | - | E18 | - | - | - | - | - | - |
| E19 | 1 | - | - | - | - | - | E19 | - | - | - | - | - | - |
| E20 | - | - | - | - | - | - | E20 | - | - | - | - | - | - |
| E21 | - | - | - | - | - | - | E21 | - | - | - | - | - | - |

| Co-op Apartment | | | | | | | Attached/Row/Townhouse | | | | | | |
|-----------------|-----|-------|-----------|------------|-------|------------|------------------------|-----|-------|-----------|------------|-------|------------|
| Area | Act | Sales | Av. Price | Med. Price | % S-A | Av. % List | Area | Act | Sales | Av. Price | Med. Price | % S-A | Av. % List |
| E01 | - | - | - | - | - | - | E01 | 15 | 3 | \$360,667 | \$350,000 | 20.0 | 100 |
| E02 | - | - | - | - | - | - | E02 | 6 | 3 | \$325,333 | \$314,000 | 50.0 | 97 |
| E03 | 1 | - | - | - | - | - | E03 | 5 | 2 | \$480,000 | \$480,000 | 40.0 | 95 |
| E04 | 5 | - | - | - | - | - | E04 | 1 | 1 | \$319,000 | \$319,000 | 100.0 | 97 |
| E05 | - | 1 | \$173,000 | \$173,000 | - | 96 | E05 | 2 | 3 | \$266,167 | \$265,500 | 150.0 | 99 |
| E06 | - | - | - | - | - | - | E06 | 1 | - | - | - | - | - |
| E07 | 2 | - | - | - | - | - | E07 | 14 | 3 | \$264,500 | \$264,500 | 21.4 | 97 |
| E08 | 2 | - | - | - | - | - | E08 | 9 | 1 | \$245,000 | \$245,000 | 11.1 | 98 |
| E09 | 5 | - | - | - | - | - | E09 | 1 | - | - | - | - | - |
| E10 | 1 | - | - | - | - | - | E10 | 9 | 6 | \$258,700 | \$254,100 | 66.7 | 99 |
| E11 | 2 | - | - | - | - | - | E11 | 48 | 13 | \$218,700 | \$212,999 | 27.1 | 97 |
| E12 | - | - | - | - | - | - | E12 | 1 | 1 | \$174,000 | \$174,000 | 100.0 | 98 |
| E13 | - | - | - | - | - | - | E13 | 20 | 4 | \$240,875 | \$245,750 | 20.0 | 98 |
| E14 | - | - | - | - | - | - | E14 | 13 | 9 | \$231,889 | \$236,000 | 69.2 | 98 |
| E15 | - | - | - | - | - | - | E15 | 24 | 17 | \$219,147 | \$219,000 | 70.8 | 98 |
| E16 | 2 | - | - | - | - | - | E16 | 6 | 3 | \$109,667 | \$71,000 | 50.0 | 95 |
| E17 | 1 | - | - | - | - | - | E17 | 19 | 9 | \$172,444 | \$173,000 | 47.4 | 99 |
| E18 | - | - | - | - | - | - | E18 | - | - | - | - | - | - |
| E19 | - | - | - | - | - | - | E19 | 4 | 2 | \$207,500 | \$207,500 | 50.0 | 98 |
| E20 | - | - | - | - | - | - | E20 | - | - | - | - | - | - |
| E21 | - | - | - | - | - | - | E21 | - | - | - | - | - | - |

West District

Current Month: January 2005

| Area | Active | New | Sales | \$ Volume | Avg Price | Med Price | Avg DOM | Avg %List |
|--------------|--------------|--------------|--------------|----------------------|------------------|------------------|-----------|-----------|
| W01 | 92 | 66 | 26 | \$9,139,199 | \$351,508 | \$391,000 | 39 | 101 |
| W02 | 139 | 82 | 29 | \$9,604,219 | \$331,180 | \$315,000 | 29 | 99 |
| W03 | 223 | 127 | 35 | \$8,393,000 | \$239,800 | \$225,000 | 44 | 96 |
| W04 | 170 | 86 | 49 | \$12,140,200 | \$247,759 | \$230,000 | 44 | 96 |
| W05 | 291 | 126 | 44 | \$9,994,400 | \$227,145 | \$251,500 | 65 | 95 |
| W06 | 292 | 176 | 39 | \$11,115,600 | \$285,015 | \$277,000 | 43 | 97 |
| W07 | 74 | 53 | 26 | \$9,844,100 | \$378,619 | \$392,500 | 34 | 99 |
| W08 | 185 | 118 | 45 | \$19,919,400 | \$442,653 | \$375,000 | 49 | 98 |
| W09 | 150 | 71 | 25 | \$6,821,700 | \$272,868 | \$290,000 | 52 | 96 |
| W10 | 387 | 187 | 54 | \$13,357,000 | \$247,352 | \$261,000 | 51 | 96 |
| W12 | 176 | 105 | 42 | \$13,380,850 | \$318,592 | \$275,000 | 49 | 97 |
| W13 | 178 | 99 | 38 | \$18,037,100 | \$474,661 | \$352,000 | 37 | 98 |
| W14 | 130 | 85 | 39 | \$10,190,200 | \$261,287 | \$260,000 | 38 | 96 |
| W15 | 472 | 241 | 82 | \$16,632,200 | \$202,832 | \$178,000 | 64 | 98 |
| W16 | 172 | 113 | 61 | \$18,468,168 | \$302,757 | \$282,000 | 34 | 98 |
| W17 | 1 | 1 | - | - | - | - | - | - |
| W18 | 134 | 80 | 18 | \$4,171,000 | \$231,722 | \$234,750 | 33 | 97 |
| W19 | 494 | 334 | 140 | \$42,766,838 | \$305,477 | \$287,500 | 45 | 97 |
| W20 | 456 | 348 | 149 | \$46,201,938 | \$310,080 | \$292,000 | 37 | 98 |
| W21 | 239 | 157 | 54 | \$23,267,300 | \$430,876 | \$322,000 | 43 | 98 |
| W22 | 93 | 64 | 19 | \$5,613,900 | \$295,468 | \$298,000 | 52 | 98 |
| W23 | 1,069 | 726 | 250 | \$66,070,825 | \$264,283 | \$256,250 | 44 | 98 |
| W24 | 710 | 427 | 134 | \$38,615,050 | \$288,172 | \$271,200 | 39 | 97 |
| W25 | 59 | 40 | 16 | \$4,910,500 | \$306,906 | \$280,500 | 40 | 98 |
| W26 | 4 | 1 | 1 | \$505,000 | \$505,000 | \$505,000 | 240 | 97 |
| W27 | 158 | 117 | 53 | \$17,259,050 | \$325,642 | \$285,100 | 49 | 98 |
| W28 | 171 | 103 | 44 | \$16,836,080 | \$382,638 | \$351,500 | 41 | 98 |
| W29 | 109 | 75 | 40 | \$8,883,900 | \$222,098 | \$224,000 | 46 | 98 |
| Total | 6,828 | 4,208 | 1,552 | \$462,138,717 | \$297,770 | \$274,000 | 44 | 97 |



Year-to-Date: January 2005 to January 2005

| Area | Listed | Sales | \$ Volume | Avg Price | Med Price | Avg DOM | Avg %List |
|--------------|--------------|--------------|----------------------|------------------|------------------|-----------|-----------|
| W01 | 65 | 26 | \$9,139,199 | \$351,508 | \$391,000 | 39 | 101 |
| W02 | 80 | 29 | \$9,604,219 | \$331,180 | \$315,000 | 29 | 99 |
| W03 | 126 | 35 | \$8,393,000 | \$239,800 | \$225,000 | 44 | 96 |
| W04 | 86 | 49 | \$12,140,200 | \$247,759 | \$230,000 | 44 | 96 |
| W05 | 125 | 44 | \$9,994,400 | \$227,145 | \$251,500 | 65 | 95 |
| W06 | 175 | 39 | \$11,115,600 | \$285,015 | \$277,000 | 43 | 97 |
| W07 | 52 | 26 | \$9,844,100 | \$378,619 | \$392,500 | 34 | 99 |
| W08 | 117 | 45 | \$19,919,400 | \$442,653 | \$375,000 | 49 | 98 |
| W09 | 71 | 25 | \$6,821,700 | \$272,868 | \$290,000 | 52 | 96 |
| W10 | 184 | 54 | \$13,357,000 | \$247,352 | \$261,000 | 51 | 96 |
| W12 | 105 | 42 | \$13,380,850 | \$318,592 | \$275,000 | 49 | 97 |
| W13 | 97 | 38 | \$18,037,100 | \$474,661 | \$352,000 | 37 | 98 |
| W14 | 85 | 39 | \$10,190,200 | \$261,287 | \$260,000 | 38 | 96 |
| W15 | 239 | 82 | \$16,632,200 | \$202,832 | \$178,000 | 64 | 98 |
| W16 | 112 | 61 | \$18,468,168 | \$302,757 | \$282,000 | 34 | 98 |
| W17 | 1 | - | - | - | - | - | - |
| W18 | 79 | 18 | \$4,171,000 | \$231,722 | \$234,750 | 33 | 97 |
| W19 | 331 | 140 | \$42,766,838 | \$305,477 | \$287,500 | 45 | 97 |
| W20 | 347 | 149 | \$46,201,938 | \$310,080 | \$292,000 | 37 | 98 |
| W21 | 156 | 54 | \$23,267,300 | \$430,876 | \$322,000 | 43 | 98 |
| W22 | 64 | 19 | \$5,613,900 | \$295,468 | \$298,000 | 52 | 98 |
| W23 | 723 | 250 | \$66,070,825 | \$264,283 | \$256,250 | 44 | 98 |
| W24 | 418 | 134 | \$38,615,050 | \$288,172 | \$271,200 | 39 | 97 |
| W25 | 38 | 16 | \$4,910,500 | \$306,906 | \$280,500 | 40 | 98 |
| W26 | 1 | 1 | \$505,000 | \$505,000 | \$505,000 | 240 | 97 |
| W27 | 117 | 53 | \$17,259,050 | \$325,642 | \$285,100 | 49 | 98 |
| W28 | 102 | 44 | \$16,836,080 | \$382,638 | \$351,500 | 41 | 98 |
| W29 | 74 | 40 | \$8,883,900 | \$222,098 | \$224,000 | 46 | 98 |
| Total | 4,170 | 1,552 | \$462,138,717 | \$297,770 | \$274,000 | 44 | 97 |

Detached Houses

Semi-Detached Houses

| Area | Act | Sales | Av. Price | Med. Price | % S-A | Av. % List | Area | Act | Sales | Av. Price | Med. Price | % S-A | Av. % List |
|------|-----|-------|-----------|------------|-------|------------|------|-----|-------|-----------|------------|-------|------------|
| W01 | 26 | 9 | \$469,833 | \$445,000 | 34.6 | 100 | W01 | 16 | 6 | \$377,000 | \$405,000 | 37.5 | 106 |
| W02 | 48 | 13 | \$383,855 | \$342,000 | 27.1 | 100 | W02 | 56 | 13 | \$288,638 | \$285,000 | 23.2 | 98 |
| W03 | 132 | 19 | \$250,763 | \$250,000 | 14.4 | 96 | W03 | 63 | 8 | \$288,250 | \$273,500 | 12.7 | 95 |
| W04 | 87 | 23 | \$335,261 | \$318,000 | 26.4 | 95 | W04 | 11 | 4 | \$282,250 | \$275,500 | 36.4 | 98 |
| W05 | 37 | 10 | \$341,800 | \$337,500 | 27.0 | 96 | W05 | 86 | 10 | \$283,050 | \$284,000 | 11.6 | 97 |
| W06 | 57 | 19 | \$294,237 | \$292,000 | 33.3 | 97 | W06 | 7 | 3 | \$351,000 | \$389,000 | 42.9 | 97 |
| W07 | 35 | 17 | \$436,906 | \$450,000 | 48.6 | 100 | W07 | 2 | - | - | - | - | - |
| W08 | 68 | 26 | \$621,412 | \$576,500 | 38.2 | 100 | W08 | 3 | - | - | - | - | - |
| W09 | 31 | 14 | \$357,071 | \$357,500 | 45.2 | 96 | W09 | 5 | 1 | \$289,000 | \$289,000 | 20.0 | 96 |
| W10 | 133 | 34 | \$301,556 | \$290,000 | 25.6 | 96 | W10 | 12 | - | - | - | - | - |
| W12 | 95 | 20 | \$414,548 | \$375,000 | 21.1 | 96 | W12 | 10 | 2 | \$315,000 | \$315,000 | 20.0 | 98 |
| W13 | 101 | 21 | \$672,381 | \$530,000 | 20.8 | 98 | W13 | 15 | 6 | \$262,250 | \$252,500 | 40.0 | 97 |
| W14 | 35 | 13 | \$384,654 | \$385,000 | 37.1 | 97 | W14 | 8 | 5 | \$293,100 | \$294,500 | 62.5 | 97 |
| W15 | 28 | 6 | \$368,333 | \$369,000 | 21.4 | 101 | W15 | 16 | 6 | \$275,333 | \$269,500 | 37.5 | 98 |
| W16 | 66 | 26 | \$381,063 | \$340,000 | 39.4 | 97 | W16 | 23 | 15 | \$264,701 | \$260,018 | 65.2 | 97 |
| W17 | 1 | - | - | - | - | - | W17 | - | - | - | - | - | - |
| W18 | 50 | 6 | \$249,833 | \$247,500 | 12.0 | 97 | W18 | 46 | 9 | \$245,789 | \$245,000 | 19.6 | 98 |
| W19 | 212 | 45 | \$418,527 | \$385,000 | 21.2 | 97 | W19 | 52 | 31 | \$294,497 | \$293,000 | 59.6 | 98 |
| W20 | 240 | 66 | \$380,685 | \$365,500 | 27.5 | 98 | W20 | 71 | 47 | \$279,341 | \$277,000 | 66.2 | 98 |
| W21 | 177 | 32 | \$527,859 | \$406,000 | 18.1 | 97 | W21 | 6 | 6 | \$290,583 | \$298,500 | 100.0 | 99 |
| W22 | 70 | 10 | \$340,850 | \$324,750 | 14.3 | 98 | W22 | 11 | 7 | \$257,914 | \$250,000 | 63.6 | 97 |
| W23 | 660 | 142 | \$291,882 | \$285,000 | 21.5 | 98 | W23 | 207 | 58 | \$243,972 | \$245,000 | 28.0 | 98 |
| W24 | 404 | 74 | \$347,305 | \$336,000 | 18.3 | 97 | W24 | 123 | 22 | \$258,573 | \$261,000 | 17.9 | 98 |
| W25 | 38 | 10 | \$354,900 | \$326,750 | 26.3 | 98 | W25 | 3 | 2 | \$238,750 | \$238,750 | 66.7 | 98 |
| W26 | 4 | 1 | \$505,000 | \$505,000 | 25.0 | 97 | W26 | - | - | - | - | - | - |
| W27 | 134 | 42 | \$360,551 | \$303,700 | 31.3 | 98 | W27 | 4 | 1 | \$251,000 | \$251,000 | 25.0 | 98 |
| W28 | 158 | 37 | \$406,164 | \$369,000 | 23.4 | 97 | W28 | 7 | 4 | \$261,250 | \$261,500 | 57.1 | 99 |
| W29 | 81 | 28 | \$249,089 | \$238,250 | 34.6 | 97 | W29 | 6 | 5 | \$182,360 | \$182,000 | 83.3 | 97 |

Condo Apartment

Link

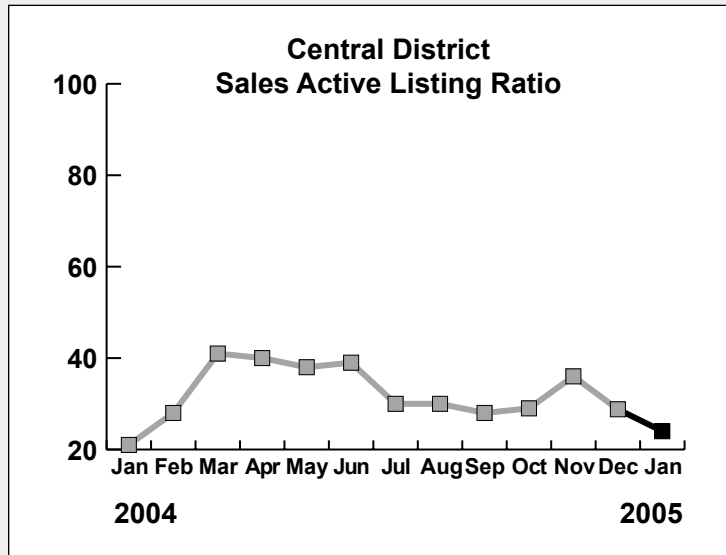
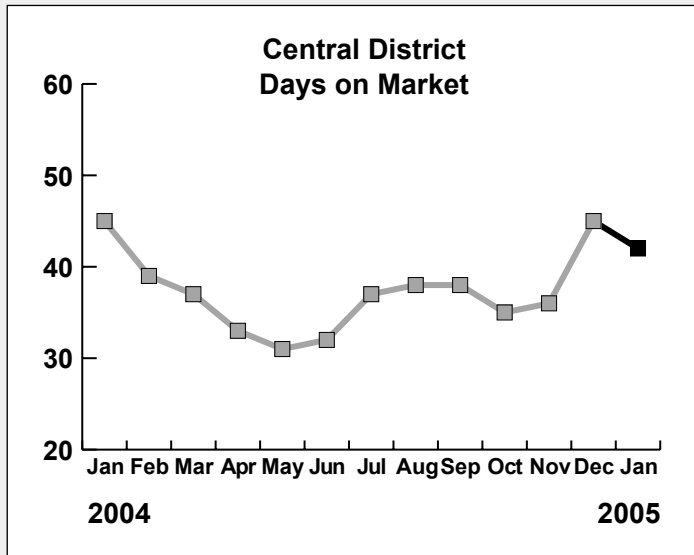
| Area | Act | Sales | Av. Price | Med. Price | % S-A | Av. % List | Area | Act | Sales | Av. Price | Med. Price | % S-A | Av. % List |
|------|-----|-------|-----------|------------|-------|------------|------|-----|-------|-----------|------------|-------|------------|
| W01 | 33 | 8 | \$211,213 | \$219,450 | 24.2 | 99 | W01 | - | - | - | - | - | - |
| W02 | 5 | - | - | - | - | - | W02 | - | - | - | - | - | - |
| W03 | 17 | 8 | \$165,313 | \$174,000 | 47.1 | 97 | W03 | - | - | - | - | - | - |
| W04 | 53 | 20 | \$142,560 | \$146,500 | 37.7 | 97 | W04 | - | - | - | - | - | - |
| W05 | 105 | 16 | \$127,775 | \$138,450 | 15.2 | 94 | W05 | - | - | - | - | - | - |
| W06 | 209 | 17 | \$263,065 | \$240,000 | 8.1 | 97 | W06 | - | - | - | - | - | - |
| W07 | 33 | 7 | \$200,243 | \$193,000 | 21.2 | 96 | W07 | - | - | - | - | - | - |
| W08 | 96 | 17 | \$198,629 | \$184,000 | 17.7 | 97 | W08 | - | - | - | - | - | - |
| W09 | 101 | 10 | \$153,370 | \$154,500 | 9.9 | 96 | W09 | - | - | - | - | - | - |
| W10 | 184 | 14 | \$140,829 | \$140,300 | 7.6 | 96 | W10 | 3 | - | - | - | - | - |
| W12 | 54 | 10 | \$172,950 | \$171,000 | 18.5 | 97 | W12 | - | - | - | - | - | - |
| W13 | 25 | 5 | \$172,200 | \$167,000 | 20.0 | 97 | W13 | - | - | - | - | - | - |
| W14 | 51 | 8 | \$145,600 | \$146,450 | 15.7 | 95 | W14 | 3 | - | - | - | - | - |
| W15 | 387 | 60 | \$177,637 | \$169,750 | 15.5 | 97 | W15 | - | - | - | - | - | - |
| W16 | 32 | 7 | \$224,143 | \$164,000 | 21.9 | 97 | W16 | 5 | 2 | \$302,000 | \$302,000 | 40.0 | 99 |
| W17 | - | - | - | - | - | - | W17 | - | - | - | - | - | - |
| W18 | 13 | 1 | \$128,000 | \$128,000 | 7.7 | 95 | W18 | - | - | - | - | - | - |
| W19 | 148 | 27 | \$201,563 | \$170,000 | 18.2 | 97 | W19 | 3 | 2 | \$291,000 | \$291,000 | 66.7 | 97 |
| W20 | 39 | 6 | \$193,000 | \$198,500 | 15.4 | 98 | W20 | 2 | 2 | \$278,250 | \$278,250 | 100.0 | 98 |
| W21 | 19 | 1 | \$305,000 | \$305,000 | 5.3 | 98 | W21 | 2 | 1 | \$274,900 | \$274,900 | 50.0 | 100 |
| W22 | - | - | - | - | - | - | W22 | 1 | - | - | - | - | - |
| W23 | 35 | 8 | \$205,750 | \$197,000 | 22.9 | 97 | W23 | 1 | 1 | \$240,000 | \$240,000 | 100.0 | 96 |
| W24 | 89 | 17 | \$161,512 | \$164,900 | 19.1 | 97 | W24 | 5 | 1 | \$273,000 | \$273,000 | 20.0 | 94 |
| W25 | 5 | 1 | \$175,000 | \$175,000 | 20.0 | 102 | W25 | - | - | - | - | - | - |
| W26 | - | - | - | - | - | - | W26 | - | - | - | - | - | - |
| W27 | - | 2 | \$141,450 | \$141,450 | - | 99 | W27 | - | 1 | \$250,000 | \$250,000 | - | 98 |
| W28 | - | - | - | - | - | - | W28 | 1 | 1 | \$270,000 | \$270,000 | 100.0 | 99 |
| W29 | 13 | 5 | \$126,520 | \$114,900 | 38.5 | 100 | W29 | - | - | - | - | - | - |

| Condo Townhouse | | | | | | | Detached Condo | | | | | | |
|-----------------|-----|-------|-----------|------------|-------|------------|----------------|-----|-------|-----------|------------|-------|------------|
| Area | Act | Sales | Av. Price | Med. Price | % S-A | Av. % List | Area | Act | Sales | Av. Price | Med. Price | % S-A | Av. % List |
| W01 | 4 | - | - | - | - | - | W01 | - | - | - | - | - | - |
| W02 | 6 | - | - | - | - | - | W02 | - | - | - | - | - | - |
| W03 | - | - | - | - | - | - | W03 | - | - | - | - | - | - |
| W04 | 10 | 2 | \$224,500 | \$224,500 | 20.0 | 95 | W04 | - | - | - | - | - | - |
| W05 | 46 | 6 | \$208,167 | \$213,500 | 13.0 | 94 | W05 | - | - | - | - | - | - |
| W06 | 5 | - | - | - | - | - | W06 | - | - | - | - | - | - |
| W07 | - | - | - | - | - | - | W07 | - | - | - | - | - | - |
| W08 | 14 | 2 | \$193,000 | \$193,000 | 14.3 | 97 | W08 | - | - | - | - | - | - |
| W09 | 11 | - | - | - | - | - | W09 | - | - | - | - | - | - |
| W10 | 47 | 5 | \$178,900 | \$165,000 | 10.6 | 96 | W10 | - | - | - | - | - | - |
| W12 | 15 | 10 | \$273,040 | \$237,500 | 66.7 | 98 | W12 | 1 | - | - | - | - | - |
| W13 | 34 | 5 | \$247,520 | \$230,000 | 14.7 | 98 | W13 | 1 | - | - | - | - | - |
| W14 | 29 | 11 | \$200,855 | \$220,000 | 37.9 | 97 | W14 | - | - | - | - | - | - |
| W15 | 36 | 9 | \$216,222 | \$213,500 | 25.0 | 97 | W15 | - | - | - | - | - | - |
| W16 | 45 | 11 | \$219,727 | \$215,000 | 24.4 | 98 | W16 | - | - | - | - | - | - |
| W17 | - | - | - | - | - | - | W17 | - | - | - | - | - | - |
| W18 | 25 | 2 | \$165,950 | \$165,950 | 8.0 | 95 | W18 | - | - | - | - | - | - |
| W19 | 66 | 24 | \$241,738 | \$239,950 | 36.4 | 98 | W19 | - | - | - | - | - | - |
| W20 | 88 | 21 | \$207,105 | \$195,000 | 23.9 | 97 | W20 | 1 | - | - | - | - | - |
| W21 | 14 | 8 | \$293,800 | \$284,950 | 57.1 | 97 | W21 | 1 | - | - | - | - | - |
| W22 | 2 | 1 | \$174,000 | \$174,000 | 50.0 | 98 | W22 | - | - | - | - | - | - |
| W23 | 88 | 18 | \$193,775 | \$204,625 | 20.5 | 98 | W23 | - | - | - | - | - | - |
| W24 | 58 | 7 | \$174,929 | \$163,000 | 12.1 | 97 | W24 | 4 | - | - | - | - | - |
| W25 | 9 | 1 | \$215,000 | \$215,000 | 11.1 | 98 | W25 | - | - | - | - | - | - |
| W26 | - | - | - | - | - | - | W26 | - | - | - | - | - | - |
| W27 | 15 | 4 | \$167,750 | \$168,000 | 26.7 | 96 | W27 | - | - | - | - | - | - |
| W28 | 1 | - | - | - | - | - | W28 | 1 | - | - | - | - | - |
| W29 | 3 | 1 | \$150,000 | \$150,000 | 33.3 | 97 | W29 | - | - | - | - | - | - |

| Co-op Apartment | | | | | | | Attached/Row/Townhouse | | | | | | |
|-----------------|-----|-------|-----------|------------|-------|------------|------------------------|-----|-------|-----------|------------|-------|------------|
| Area | Act | Sales | Av. Price | Med. Price | % S-A | Av. % List | Area | Act | Sales | Av. Price | Med. Price | % S-A | Av. % List |
| W01 | 2 | - | - | - | - | - | W01 | 11 | 3 | \$319,667 | \$382,000 | 27.3 | 100 |
| W02 | - | - | - | - | - | - | W02 | 24 | 3 | \$287,267 | \$289,900 | 12.5 | 100 |
| W03 | 1 | - | - | - | - | - | W03 | 10 | - | - | - | - | - |
| W04 | 2 | - | - | - | - | - | W04 | 7 | - | - | - | - | - |
| W05 | 15 | 1 | \$146,500 | \$146,500 | 6.7 | 98 | W05 | 2 | 1 | \$306,000 | \$306,000 | 50.0 | 99 |
| W06 | 6 | - | - | - | - | - | W06 | 8 | - | - | - | - | - |
| W07 | 1 | - | - | - | - | - | W07 | 3 | 2 | \$507,500 | \$507,500 | 66.7 | 97 |
| W08 | 3 | - | - | - | - | - | W08 | 1 | - | - | - | - | - |
| W09 | 1 | - | - | - | - | - | W09 | - | - | - | - | - | - |
| W10 | 6 | - | - | - | - | - | W10 | 2 | 1 | \$238,000 | \$238,000 | 50.0 | 97 |
| W12 | 1 | - | - | - | - | - | W12 | - | - | - | - | - | - |
| W13 | - | - | - | - | - | - | W13 | 2 | 1 | \$245,000 | \$245,000 | 50.0 | 100 |
| W14 | 3 | 1 | \$75,000 | \$75,000 | 33.3 | 76 | W14 | 1 | 1 | \$275,000 | \$275,000 | 100.0 | 97 |
| W15 | 5 | 1 | \$166,000 | \$166,000 | 20.0 | 98 | W15 | - | - | - | - | - | - |
| W16 | - | - | - | - | - | - | W16 | 1 | - | - | - | - | - |
| W17 | - | - | - | - | - | - | W17 | - | - | - | - | - | - |
| W18 | - | - | - | - | - | - | W18 | - | - | - | - | - | - |
| W19 | 1 | 1 | \$209,000 | \$209,000 | 100.0 | 100 | W19 | 12 | 10 | \$276,884 | \$279,000 | 83.3 | 97 |
| W20 | 2 | - | - | - | - | - | W20 | 13 | 7 | \$269,143 | \$264,000 | 53.9 | 98 |
| W21 | - | - | - | - | - | - | W21 | 20 | 6 | \$283,667 | \$277,000 | 30.0 | 99 |
| W22 | - | - | - | - | - | - | W22 | 9 | 1 | \$226,000 | \$226,000 | 11.1 | 96 |
| W23 | - | - | - | - | - | - | W23 | 78 | 23 | \$221,708 | \$227,000 | 29.5 | 98 |
| W24 | - | 1 | \$155,000 | \$155,000 | - | 95 | W24 | 27 | 12 | \$235,638 | \$241,250 | 44.4 | 98 |
| W25 | - | - | - | - | - | - | W25 | 4 | 2 | \$247,000 | \$247,000 | 50.0 | 97 |
| W26 | - | - | - | - | - | - | W26 | - | - | - | - | - | - |
| W27 | 1 | - | - | - | - | - | W27 | 4 | 3 | \$220,333 | \$205,000 | 75.0 | 98 |
| W28 | - | - | - | - | - | - | W28 | 3 | 2 | \$246,500 | \$246,500 | 66.7 | 97 |
| W29 | - | - | - | - | - | - | W29 | 6 | 1 | \$215,000 | \$215,000 | 16.7 | 98 |

Current Month: January 2005

| Area | Active | New | Sales | \$ Volume | Avg Price | Med Price | Avg DOM | Avg %List |
|--------------|--------------|--------------|------------|----------------------|------------------|------------------|-----------|-----------|
| C01 | 536 | 293 | 117 | \$34,053,325 | \$291,054 | \$249,000 | 41 | 98 |
| C02 | 156 | 108 | 42 | \$24,303,221 | \$578,648 | \$402,500 | 32 | 102 |
| C03 | 124 | 64 | 40 | \$29,648,918 | \$741,223 | \$425,000 | 44 | 96 |
| C04 | 229 | 170 | 65 | \$39,969,109 | \$614,909 | \$535,000 | 39 | 99 |
| C06 | 56 | 31 | 11 | \$4,893,100 | \$444,827 | \$394,000 | 35 | 98 |
| C07 | 225 | 123 | 38 | \$11,735,900 | \$308,839 | \$282,500 | 50 | 97 |
| C08 | 266 | 155 | 73 | \$20,334,788 | \$278,559 | \$236,000 | 46 | 98 |
| C09 | 99 | 63 | 17 | \$17,399,900 | \$1,023,524 | \$747,500 | 38 | 97 |
| C10 | 110 | 94 | 39 | \$23,657,900 | \$606,613 | \$470,000 | 44 | 100 |
| C11 | 92 | 53 | 28 | \$9,888,600 | \$353,164 | \$215,000 | 40 | 101 |
| C12 | 132 | 82 | 25 | \$22,958,000 | \$918,320 | \$890,000 | 47 | 96 |
| C13 | 140 | 90 | 30 | \$10,853,999 | \$361,800 | \$387,500 | 44 | 99 |
| C14 | 446 | 269 | 108 | \$36,430,940 | \$337,324 | \$258,000 | 44 | 97 |
| C15 | 268 | 160 | 66 | \$18,820,705 | \$285,162 | \$281,250 | 42 | 97 |
| Total | 2,879 | 1,755 | 699 | \$304,948,405 | \$436,264 | \$310,000 | 42 | 98 |



Year-to-Date: January 2005 to January 2005

| Area | Listed | Sales | \$ Volume | Avg Price | Med Price | Avg DOM | Avg %List |
|--------------|--------------|------------|----------------------|------------------|------------------|-----------|-----------|
| C01 | 291 | 117 | \$34,053,325 | \$291,054 | \$249,000 | 41 | 98 |
| C02 | 108 | 42 | \$24,303,221 | \$578,648 | \$402,500 | 32 | 102 |
| C03 | 64 | 40 | \$29,648,918 | \$741,223 | \$425,000 | 44 | 96 |
| C04 | 169 | 65 | \$39,969,109 | \$614,909 | \$535,000 | 39 | 99 |
| C06 | 31 | 11 | \$4,893,100 | \$444,827 | \$394,000 | 35 | 98 |
| C07 | 122 | 38 | \$11,735,900 | \$308,839 | \$282,500 | 50 | 97 |
| C08 | 153 | 73 | \$20,334,788 | \$278,559 | \$236,000 | 46 | 98 |
| C09 | 62 | 17 | \$17,399,900 | \$1,023,524 | \$747,500 | 38 | 97 |
| C10 | 94 | 39 | \$23,657,900 | \$606,613 | \$470,000 | 44 | 100 |
| C11 | 53 | 28 | \$9,888,600 | \$353,164 | \$215,000 | 40 | 101 |
| C12 | 82 | 25 | \$22,958,000 | \$918,320 | \$890,000 | 47 | 96 |
| C13 | 88 | 30 | \$10,853,999 | \$361,800 | \$387,500 | 44 | 99 |
| C14 | 269 | 108 | \$36,430,940 | \$337,324 | \$258,000 | 44 | 97 |
| C15 | 159 | 66 | \$18,820,705 | \$285,162 | \$281,250 | 42 | 97 |
| Total | 1,745 | 699 | \$304,948,405 | \$436,264 | \$310,000 | 42 | 98 |

Detached Houses

Semi-Detached Houses

| Area | Act | Sales | Av. Price | Med. Price | % S-A | Av. % List | Area | Act | Sales | Av. Price | Med. Price | % S-A | Av. % List |
|------|-----|-------|-------------|-------------|-------|------------|------|-----|-------|-----------|------------|-------|------------|
| C01 | 8 | 3 | \$901,333 | \$675,000 | 37.5 | 105 | C01 | 30 | 10 | \$439,678 | \$397,888 | 33.3 | 102 |
| C02 | 38 | 7 | \$904,817 | \$649,000 | 18.4 | 103 | C02 | 26 | 11 | \$433,000 | \$425,000 | 42.3 | 105 |
| C03 | 67 | 23 | \$956,575 | \$600,000 | 34.3 | 96 | C03 | 23 | 7 | \$477,200 | \$257,000 | 30.4 | 95 |
| C04 | 128 | 47 | \$717,853 | \$621,000 | 36.7 | 100 | C04 | 7 | 2 | \$457,500 | \$457,500 | 28.6 | 109 |
| C06 | 37 | 8 | \$530,025 | \$426,850 | 21.6 | 98 | C06 | - | - | - | - | - | - |
| C07 | 58 | 10 | \$472,650 | \$448,750 | 17.2 | 99 | C07 | 9 | 2 | \$354,250 | \$354,250 | 22.2 | 97 |
| C08 | 4 | - | - | - | - | - | C08 | 17 | 6 | \$444,833 | \$417,000 | 35.3 | 96 |
| C09 | 32 | 6 | \$1,986,167 | \$1,719,000 | 18.8 | 96 | C09 | 4 | - | - | - | - | - |
| C10 | 48 | 19 | \$919,026 | \$659,000 | 39.6 | 101 | C10 | 7 | 5 | \$432,600 | \$465,000 | 71.4 | 103 |
| C11 | 12 | 7 | \$787,286 | \$850,000 | 58.3 | 109 | C11 | 5 | 3 | \$457,000 | \$451,000 | 60.0 | 105 |
| C12 | 99 | 17 | \$1,172,000 | \$1,160,000 | 17.2 | 96 | C12 | 1 | - | - | - | - | - |
| C13 | 19 | 15 | \$485,393 | \$451,700 | 79.0 | 100 | C13 | 13 | 2 | \$399,500 | \$399,500 | 15.4 | 98 |
| C14 | 73 | 24 | \$613,896 | \$503,000 | 32.9 | 98 | C14 | 2 | - | - | - | - | - |
| C15 | 50 | 15 | \$443,268 | \$400,000 | 30.0 | 98 | C15 | 27 | 14 | \$325,229 | \$312,500 | 51.9 | 96 |

Condo Apartment

Link

| Area | Act | Sales | Av. Price | Med. Price | % S-A | Av. % List | Area | Act | Sales | Av. Price | Med. Price | % S-A | Av. % List |
|------|-----|-------|-----------|------------|-------|------------|------|-----|-------|-----------|------------|-------|------------|
| C01 | 438 | 88 | \$252,444 | \$230,000 | 20.1 | 98 | C01 | - | - | - | - | - | - |
| C02 | 65 | 18 | \$599,722 | \$362,500 | 27.7 | 99 | C02 | - | - | - | - | - | - |
| C03 | 23 | 7 | \$551,700 | \$525,000 | 30.4 | 100 | C03 | - | - | - | - | - | - |
| C04 | 73 | 8 | \$299,875 | \$249,000 | 11.0 | 96 | C04 | - | - | - | - | - | - |
| C06 | 16 | 3 | \$217,633 | \$218,000 | 18.8 | 96 | C06 | - | - | - | - | - | - |
| C07 | 131 | 23 | \$232,748 | \$228,500 | 17.6 | 96 | C07 | 2 | 1 | \$335,700 | \$335,700 | 50.0 | 102 |
| C08 | 210 | 57 | \$240,058 | \$217,000 | 27.1 | 98 | C08 | - | - | - | - | - | - |
| C09 | 53 | 8 | \$440,363 | \$348,500 | 15.1 | 97 | C09 | - | - | - | - | - | - |
| C10 | 46 | 12 | \$254,875 | \$236,000 | 26.1 | 97 | C10 | - | - | - | - | - | - |
| C11 | 64 | 14 | \$164,900 | \$163,500 | 21.9 | 97 | C11 | - | - | - | - | - | - |
| C12 | 25 | 6 | \$371,833 | \$347,500 | 24.0 | 97 | C12 | - | - | - | - | - | - |
| C13 | 98 | 11 | \$213,191 | \$170,000 | 11.2 | 97 | C13 | - | - | - | - | - | - |
| C14 | 340 | 77 | \$248,460 | \$228,000 | 22.7 | 97 | C14 | - | - | - | - | - | - |
| C15 | 134 | 22 | \$187,872 | \$173,440 | 16.4 | 97 | C15 | 3 | 3 | \$323,600 | \$315,000 | 100.0 | 98 |

Condo Townhouse

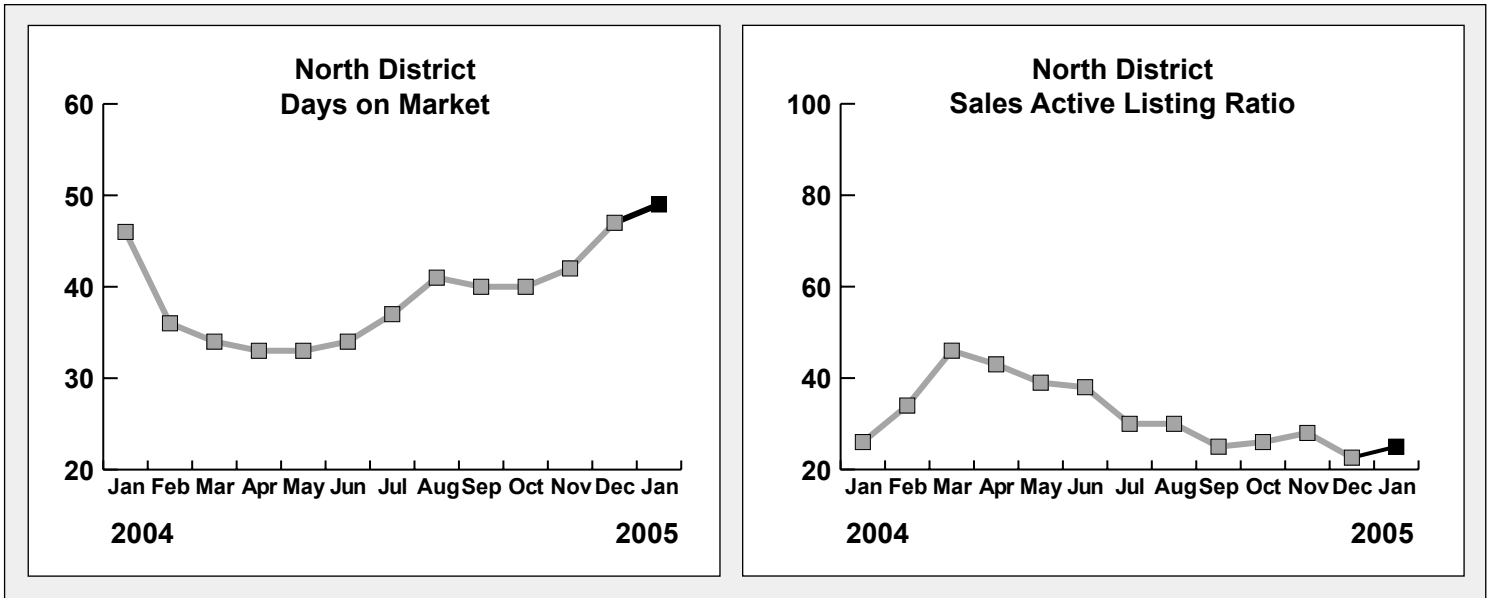
Detached Condo

| Area | Act | Sales | Av. Price | Med. Price | % S-A | Av. % List | Area | Act | Sales | Av. Price | Med. Price | % S-A | Av. % List |
|------|-----|-------|-----------|------------|-------|------------|------|-----|-------|-------------|-------------|-------|------------|
| C01 | 27 | 10 | \$279,420 | \$290,250 | 37.0 | 98 | C01 | - | - | - | - | - | - |
| C02 | 7 | 2 | \$331,250 | \$331,250 | 28.6 | 99 | C02 | - | - | - | - | - | - |
| C03 | - | - | - | - | - | - | C03 | - | - | - | - | - | - |
| C04 | 12 | 2 | \$471,000 | \$471,000 | 16.7 | 99 | C04 | - | - | - | - | - | - |
| C06 | 2 | - | - | - | - | - | C06 | - | - | - | - | - | - |
| C07 | 20 | 1 | \$290,000 | \$290,000 | 5.0 | 97 | C07 | - | - | - | - | - | - |
| C08 | 4 | 1 | \$245,000 | \$245,000 | 25.0 | 98 | C08 | - | - | - | - | - | - |
| C09 | 2 | 1 | \$747,500 | \$747,500 | 50.0 | 100 | C09 | - | 1 | \$1,050,000 | \$1,050,000 | - | 88 |
| C10 | 9 | 1 | \$580,000 | \$580,000 | 11.1 | 97 | C10 | - | - | - | - | - | - |
| C11 | 8 | 3 | \$206,000 | \$156,000 | 37.5 | 97 | C11 | - | - | - | - | - | - |
| C12 | 7 | 2 | \$401,500 | \$401,500 | 28.6 | 101 | C12 | - | - | - | - | - | - |
| C13 | 2 | 1 | \$270,000 | \$270,000 | 50.0 | 96 | C13 | - | - | - | - | - | - |
| C14 | 24 | 5 | \$355,500 | \$365,000 | 20.8 | 98 | C14 | 1 | - | - | - | - | - |
| C15 | 53 | 12 | \$209,542 | \$212,000 | 22.6 | 96 | C15 | - | - | - | - | - | - |

| Co-op Apartment | | | | | | | Attached/Row/Townhouse | | | | | | |
|-----------------|-----|-------|-----------|------------|-------|------------|------------------------|-----|-------|-----------|------------|-------|------------|
| Area | Act | Sales | Av. Price | Med. Price | % S-A | Av. % List | Area | Act | Sales | Av. Price | Med. Price | % S-A | Av. % List |
| C01 | 4 | 1 | \$170,000 | \$170,000 | 25.0 | 95 | C01 | 29 | 5 | \$354,650 | \$375,250 | 17.2 | 98 |
| C02 | 3 | 1 | \$219,000 | \$219,000 | 33.3 | 100 | C02 | 17 | 3 | \$510,000 | \$460,000 | 17.7 | 100 |
| C03 | 11 | 3 | \$148,467 | \$122,000 | 27.3 | 95 | C03 | - | - | - | - | - | - |
| C04 | 5 | 2 | \$182,000 | \$182,000 | 40.0 | 98 | C04 | 4 | 4 | \$402,500 | \$392,500 | 100.0 | 99 |
| C06 | - | - | - | - | - | - | C06 | 1 | - | - | - | - | - |
| C07 | 1 | - | - | - | - | - | C07 | 4 | 1 | \$322,000 | \$322,000 | 25.0 | 98 |
| C08 | 11 | 1 | \$115,000 | \$115,000 | 9.1 | 97 | C08 | 20 | 8 | \$452,813 | \$440,250 | 40.0 | 99 |
| C09 | 8 | 1 | \$162,500 | \$162,500 | 12.5 | 100 | C09 | - | - | - | - | - | - |
| C10 | - | 2 | \$197,450 | \$197,450 | - | 96 | C10 | - | - | - | - | - | - |
| C11 | 2 | 1 | \$80,000 | \$80,000 | 50.0 | 94 | C11 | 1 | - | - | - | - | - |
| C12 | - | - | - | - | - | - | C12 | - | - | - | - | - | - |
| C13 | - | 1 | \$159,000 | \$159,000 | - | 99 | C13 | 8 | - | - | - | - | - |
| C14 | 2 | 1 | \$244,000 | \$244,000 | 50.0 | 98 | C14 | 4 | 1 | \$544,500 | \$544,500 | 25.0 | 97 |
| C15 | 1 | - | - | - | - | - | C15 | - | - | - | - | - | - |

North District

| Current Month: January 2005 | | | | | | | | | |
|-----------------------------|--------------|--------------|------------|----------------------|------------------|------------------|-----------|-----------|--|
| Area | Active | New | Sales | \$ Volume | Avg Price | Med Price | Avg DOM | Avg %List | |
| N01 | 144 | 83 | 43 | \$14,170,400 | \$329,544 | \$290,000 | 41 | 97 | |
| N02 | 235 | 121 | 45 | \$19,812,250 | \$440,272 | \$341,000 | 49 | 96 | |
| N03 | 388 | 259 | 106 | \$38,743,238 | \$365,502 | \$322,375 | 43 | 96 | |
| N04 | 203 | 145 | 68 | \$27,615,138 | \$406,105 | \$384,750 | 43 | 97 | |
| N05 | 163 | 108 | 39 | \$16,024,760 | \$410,891 | \$390,000 | 38 | 97 | |
| N06 | 172 | 106 | 41 | \$14,337,800 | \$349,702 | \$330,000 | 50 | 97 | |
| N07 | 193 | 159 | 70 | \$19,929,822 | \$284,712 | \$268,750 | 39 | 98 | |
| N08 | 473 | 275 | 116 | \$43,448,250 | \$374,554 | \$350,000 | 49 | 97 | |
| N10 | 229 | 98 | 38 | \$12,623,251 | \$332,191 | \$311,501 | 48 | 98 | |
| N11 | 435 | 268 | 126 | \$46,798,045 | \$371,413 | \$336,750 | 46 | 97 | |
| N12 | 66 | 31 | 11 | \$5,807,400 | \$527,945 | \$439,000 | 81 | 95 | |
| N13 | 56 | 21 | 8 | \$3,825,000 | \$478,125 | \$435,000 | 42 | 97 | |
| N14 | 79 | 32 | 11 | \$5,159,000 | \$469,000 | \$366,000 | 56 | 95 | |
| N15 | 61 | 35 | 20 | \$8,379,000 | \$418,950 | \$382,500 | 56 | 98 | |
| N16 | 61 | 25 | 9 | \$3,348,900 | \$372,100 | \$310,000 | 78 | 95 | |
| N17 | 210 | 93 | 46 | \$9,906,050 | \$215,349 | \$197,500 | 60 | 98 | |
| N18 | 84 | 53 | 29 | \$7,579,877 | \$261,375 | \$235,000 | 75 | 97 | |
| N19 | 114 | 51 | 29 | \$6,771,400 | \$233,497 | \$220,000 | 68 | 97 | |
| N20 | 18 | 9 | 2 | \$1,285,150 | \$642,575 | \$642,575 | 154 | 96 | |
| N21 | 41 | 11 | 3 | \$844,600 | \$281,533 | \$339,000 | 151 | 95 | |
| N22 | 29 | 10 | 4 | \$1,036,900 | \$259,225 | \$279,000 | 104 | 99 | |
| N23 | 105 | 61 | 22 | \$5,225,500 | \$237,523 | \$220,000 | 56 | 98 | |
| N24 | 62 | 24 | 9 | \$1,610,500 | \$178,944 | \$165,000 | 37 | 93 | |
| Total | 3,621 | 2,078 | 895 | \$314,282,231 | \$351,153 | \$321,000 | 49 | 97 | |



Year-to-Date: January 2005 to January 2005

| Area | Listed | Sales | \$ Volume | Avg Price | Med Price | Avg DOM | Avg %List |
|--------------|--------------|------------|----------------------|------------------|------------------|-----------|-----------|
| N01 | 83 | 43 | \$14,170,400 | \$329,544 | \$290,000 | 41 | 97 |
| N02 | 118 | 45 | \$19,812,250 | \$440,272 | \$341,000 | 49 | 96 |
| N03 | 257 | 106 | \$38,743,238 | \$365,502 | \$322,375 | 43 | 96 |
| N04 | 144 | 68 | \$27,615,138 | \$406,105 | \$384,750 | 43 | 97 |
| N05 | 108 | 39 | \$16,024,760 | \$410,891 | \$390,000 | 38 | 97 |
| N06 | 102 | 41 | \$14,337,800 | \$349,702 | \$330,000 | 50 | 97 |
| N07 | 159 | 70 | \$19,929,822 | \$284,712 | \$268,750 | 39 | 98 |
| N08 | 274 | 116 | \$43,448,250 | \$374,554 | \$350,000 | 49 | 97 |
| N10 | 96 | 38 | \$12,623,251 | \$332,191 | \$311,501 | 48 | 98 |
| N11 | 265 | 126 | \$46,798,045 | \$371,413 | \$336,750 | 46 | 97 |
| N12 | 31 | 11 | \$5,807,400 | \$527,945 | \$439,000 | 81 | 95 |
| N13 | 21 | 8 | \$3,825,000 | \$478,125 | \$435,000 | 42 | 97 |
| N14 | 32 | 11 | \$5,159,000 | \$469,000 | \$366,000 | 56 | 95 |
| N15 | 34 | 20 | \$8,379,000 | \$418,950 | \$382,500 | 56 | 98 |
| N16 | 25 | 9 | \$3,348,900 | \$372,100 | \$310,000 | 78 | 95 |
| N17 | 92 | 46 | \$9,906,050 | \$215,349 | \$197,500 | 60 | 98 |
| N18 | 52 | 29 | \$7,579,877 | \$261,375 | \$235,000 | 75 | 97 |
| N19 | 49 | 29 | \$6,771,400 | \$233,497 | \$220,000 | 68 | 97 |
| N20 | 6 | 2 | \$1,285,150 | \$642,575 | \$642,575 | 154 | 96 |
| N21 | 11 | 3 | \$844,600 | \$281,533 | \$339,000 | 151 | 95 |
| N22 | 9 | 4 | \$1,036,900 | \$259,225 | \$279,000 | 104 | 99 |
| N23 | 60 | 22 | \$5,225,500 | \$237,523 | \$220,000 | 56 | 98 |
| N24 | 24 | 9 | \$1,610,500 | \$178,944 | \$165,000 | 37 | 93 |
| Total | 2,052 | 895 | \$314,282,231 | \$351,153 | \$321,000 | 49 | 97 |

Detached Houses

Semi-Detached Houses

| Area | Act | Sales | Av. Price | Med. Price | % S-A | Av. % List | Area | Act | Sales | Av. Price | Med. Price | % S-A | Av. % List |
|------|-----|-------|-----------|------------|-------|------------|------|-----|-------|-----------|------------|-------|------------|
| N01 | 53 | 13 | \$445,446 | \$425,000 | 24.5 | 98 | N01 | 3 | 4 | \$347,250 | \$346,500 | 133.3 | 95 |
| N02 | 113 | 20 | \$633,800 | \$459,500 | 17.7 | 97 | N02 | 2 | 1 | \$292,000 | \$292,000 | 50.0 | 100 |
| N03 | 184 | 39 | \$546,604 | \$528,000 | 21.2 | 97 | N03 | 9 | 7 | \$338,713 | \$342,600 | 77.8 | 98 |
| N04 | 156 | 46 | \$452,101 | \$416,500 | 29.5 | 97 | N04 | 12 | 7 | \$282,357 | \$276,000 | 58.3 | 98 |
| N05 | 136 | 34 | \$428,097 | \$397,500 | 25.0 | 96 | N05 | 7 | 2 | \$315,500 | \$315,500 | 28.6 | 99 |
| N06 | 113 | 23 | \$418,400 | \$385,000 | 20.4 | 97 | N06 | 11 | 6 | \$265,883 | \$264,400 | 54.6 | 97 |
| N07 | 131 | 34 | \$343,496 | \$324,000 | 26.0 | 98 | N07 | 20 | 18 | \$238,356 | \$237,750 | 90.0 | 98 |
| N08 | 346 | 68 | \$428,156 | \$393,500 | 19.7 | 96 | N08 | 55 | 25 | \$318,076 | \$319,000 | 45.5 | 97 |
| N10 | 117 | 15 | \$396,787 | \$400,000 | 12.8 | 97 | N10 | 8 | 2 | \$280,001 | \$280,001 | 25.0 | 97 |
| N11 | 293 | 74 | \$428,782 | \$397,000 | 25.3 | 97 | N11 | 42 | 15 | \$304,353 | \$298,500 | 35.7 | 98 |
| N12 | 65 | 9 | \$595,933 | \$500,000 | 13.9 | 94 | N12 | - | 1 | \$272,000 | \$272,000 | - | 99 |
| N13 | 55 | 8 | \$478,125 | \$435,000 | 14.6 | 97 | N13 | - | - | - | - | - | - |
| N14 | 77 | 11 | \$469,000 | \$366,000 | 14.3 | 95 | N14 | 1 | - | - | - | - | - |
| N15 | 61 | 20 | \$418,950 | \$382,500 | 32.8 | 98 | N15 | - | - | - | - | - | - |
| N16 | 57 | 9 | \$372,100 | \$310,000 | 15.8 | 95 | N16 | - | - | - | - | - | - |
| N17 | 190 | 38 | \$219,243 | \$215,125 | 20.0 | 97 | N17 | 3 | 2 | \$189,900 | \$189,900 | 66.7 | 99 |
| N18 | 64 | 17 | \$299,352 | \$271,000 | 26.6 | 95 | N18 | 2 | 3 | \$223,167 | \$219,000 | 150.0 | 99 |
| N19 | 87 | 19 | \$259,442 | \$226,000 | 21.8 | 97 | N19 | 5 | 2 | \$182,500 | \$182,500 | 40.0 | 96 |
| N20 | 18 | 2 | \$642,575 | \$642,575 | 11.1 | 96 | N20 | - | - | - | - | - | - |
| N21 | 41 | 3 | \$281,533 | \$339,000 | 7.3 | 95 | N21 | - | - | - | - | - | - |
| N22 | 28 | 3 | \$294,333 | \$305,000 | 10.7 | 99 | N22 | - | - | - | - | - | - |
| N23 | 101 | 20 | \$243,775 | \$226,750 | 19.8 | 98 | N23 | - | - | - | - | - | - |
| N24 | 62 | 8 | \$183,438 | \$167,000 | 12.9 | 93 | N24 | - | - | - | - | - | - |

Condo Apartment

Link

| Area | Act | Sales | Av. Price | Med. Price | % S-A | Av. % List | Area | Act | Sales | Av. Price | Med. Price | % S-A | Av. % List |
|------|-----|-------|-----------|------------|-------|------------|------|-----|-------|-----------|------------|-------|------------|
| N01 | 53 | 12 | \$270,242 | \$223,450 | 22.6 | 97 | N01 | 8 | 4 | \$367,975 | \$368,450 | 50.0 | 99 |
| N02 | 81 | 15 | \$269,750 | \$220,000 | 18.5 | 96 | N02 | 17 | 3 | \$304,667 | \$309,000 | 17.7 | 95 |
| N03 | 124 | 30 | \$204,293 | \$196,500 | 24.2 | 97 | N03 | 7 | 3 | \$341,500 | \$337,000 | 42.9 | 98 |
| N04 | 6 | 1 | \$135,500 | \$135,500 | 16.7 | 97 | N04 | 1 | - | - | - | - | - |
| N05 | - | - | - | - | - | - | N05 | 2 | - | - | - | - | - |
| N06 | 7 | 2 | \$166,950 | \$166,950 | 28.6 | 98 | N06 | 2 | 1 | \$298,000 | \$298,000 | 50.0 | 99 |
| N07 | 10 | 6 | \$217,375 | \$189,000 | 60.0 | 97 | N07 | 1 | - | - | - | - | - |
| N08 | 28 | 1 | \$240,000 | \$240,000 | 3.6 | 97 | N08 | 2 | 1 | \$362,500 | \$362,500 | 50.0 | 97 |
| N10 | 1 | - | - | - | - | - | N10 | 96 | 16 | \$302,231 | \$298,000 | 16.7 | 98 |
| N11 | 11 | 8 | \$281,113 | \$257,000 | 72.7 | 98 | N11 | 17 | 8 | \$293,375 | \$293,000 | 47.1 | 97 |
| N12 | - | 1 | \$172,000 | \$172,000 | - | 96 | N12 | - | - | - | - | - | - |
| N13 | - | - | - | - | - | - | N13 | - | - | - | - | - | - |
| N14 | - | - | - | - | - | - | N14 | - | - | - | - | - | - |
| N15 | - | - | - | - | - | - | N15 | - | - | - | - | - | - |
| N16 | 2 | - | - | - | - | - | N16 | - | - | - | - | - | - |
| N17 | 3 | - | - | - | - | - | N17 | 1 | 1 | \$200,000 | \$200,000 | 100.0 | 99 |
| N18 | 1 | - | - | - | - | - | N18 | 15 | 6 | \$212,400 | \$213,000 | 40.0 | 98 |
| N19 | 6 | 2 | \$134,500 | \$134,500 | 33.3 | 97 | N19 | 6 | 2 | \$217,000 | \$217,000 | 33.3 | 97 |
| N20 | - | - | - | - | - | - | N20 | - | - | - | - | - | - |
| N21 | - | - | - | - | - | - | N21 | - | - | - | - | - | - |
| N22 | - | - | - | - | - | - | N22 | 1 | - | - | - | - | - |
| N23 | - | - | - | - | - | - | N23 | - | - | - | - | - | - |
| N24 | - | - | - | - | - | - | N24 | - | - | - | - | - | - |

Condo Townhouse

Detached Condo

| Area | Act | Sales | Av. Price | Med. Price | % S-A | Av. % List | Area | Act | Sales | Av. Price | Med. Price | % S-A | Av. % List |
|------|-----|-------|-----------|------------|-------|------------|------|-----|-------|-----------|------------|-------|------------|
| N01 | 24 | 10 | \$227,580 | \$227,750 | 41.7 | 98 | N01 | - | - | - | - | - | - |
| N02 | 19 | 3 | \$307,000 | \$310,000 | 15.8 | 98 | N02 | - | - | - | - | - | - |
| N03 | 29 | 8 | \$276,375 | \$270,250 | 27.6 | 98 | N03 | - | - | - | - | - | - |
| N04 | 7 | 2 | \$316,750 | \$316,750 | 28.6 | 99 | N04 | - | - | - | - | - | - |
| N05 | 2 | - | - | - | - | - | N05 | - | - | - | - | - | - |
| N06 | 17 | 4 | \$317,350 | \$293,200 | 23.5 | 98 | N06 | 2 | - | - | - | - | - |
| N07 | 11 | 5 | \$181,400 | \$181,000 | 45.5 | 98 | N07 | - | - | - | - | - | - |
| N08 | 11 | 3 | \$252,583 | \$256,000 | 27.3 | 97 | N08 | - | - | - | - | - | - |
| N10 | 1 | 2 | \$240,500 | \$240,500 | 200.0 | 98 | N10 | - | - | - | - | - | - |
| N11 | 28 | 4 | \$240,625 | \$253,750 | 14.3 | 96 | N11 | - | - | - | - | - | - |
| N12 | - | - | - | - | - | - | N12 | - | - | - | - | - | - |
| N13 | - | - | - | - | - | - | N13 | 1 | - | - | - | - | - |
| N14 | - | - | - | - | - | - | N14 | - | - | - | - | - | - |
| N15 | - | - | - | - | - | - | N15 | - | - | - | - | - | - |
| N16 | - | - | - | - | - | - | N16 | - | - | - | - | - | - |
| N17 | 2 | - | - | - | - | - | N17 | - | - | - | - | - | - |
| N18 | 2 | 2 | \$173,500 | \$173,500 | 100.0 | 96 | N18 | - | - | - | - | - | - |
| N19 | 1 | - | - | - | - | - | N19 | 4 | - | - | - | - | - |
| N20 | - | - | - | - | - | - | N20 | - | - | - | - | - | - |
| N21 | - | - | - | - | - | - | N21 | - | - | - | - | - | - |
| N22 | - | - | - | - | - | - | N22 | - | - | - | - | - | - |
| N23 | - | - | - | - | - | - | N23 | - | - | - | - | - | - |
| N24 | - | 1 | \$143,000 | \$143,000 | - | 98 | N24 | - | - | - | - | - | - |

Co-op Apartment

Attached/Row/Townhouse

| Area | Act | Sales | Av. Price | Med. Price | % S-A | Av. % List | Area | Act | Sales | Av. Price | Med. Price | % S-A | Av. % List |
|------|-----|-------|-----------|------------|-------|------------|------|-----|-------|-----------|------------|-------|------------|
| N01 | 1 | - | - | - | - | - | N01 | 2 | - | - | - | - | - |
| N02 | - | - | - | - | - | - | N02 | 3 | 3 | \$321,000 | \$318,000 | 100.0 | 98 |
| N03 | 5 | - | - | - | - | - | N03 | 30 | 19 | \$299,495 | \$316,500 | 63.3 | 93 |
| N04 | - | - | - | - | - | - | N04 | 21 | 12 | \$339,417 | \$331,250 | 57.1 | 98 |
| N05 | - | - | - | - | - | - | N05 | 16 | 3 | \$279,487 | \$279,980 | 18.8 | 99 |
| N06 | 1 | - | - | - | - | - | N06 | 19 | 5 | \$243,600 | \$240,000 | 26.3 | 98 |
| N07 | 1 | - | - | - | - | - | N07 | 19 | 7 | \$249,900 | \$250,000 | 36.8 | 98 |
| N08 | - | - | - | - | - | - | N08 | 31 | 18 | \$278,972 | \$281,750 | 58.1 | 97 |
| N10 | - | - | - | - | - | - | N10 | 6 | 3 | \$264,917 | \$266,000 | 50.0 | 98 |
| N11 | - | - | - | - | - | - | N11 | 44 | 17 | \$290,853 | \$286,000 | 38.6 | 98 |
| N12 | - | - | - | - | - | - | N12 | 1 | - | - | - | - | - |
| N13 | - | - | - | - | - | - | N13 | - | - | - | - | - | - |
| N14 | - | - | - | - | - | - | N14 | 1 | - | - | - | - | - |
| N15 | - | - | - | - | - | - | N15 | - | - | - | - | - | - |
| N16 | - | - | - | - | - | - | N16 | 2 | - | - | - | - | - |
| N17 | 1 | - | - | - | - | - | N17 | 10 | 5 | \$199,000 | \$195,000 | 50.0 | 98 |
| N18 | - | - | - | - | - | - | N18 | - | 1 | \$200,000 | \$200,000 | - | 105 |
| N19 | 1 | - | - | - | - | - | N19 | 4 | 4 | \$193,500 | \$189,500 | 100.0 | 97 |
| N20 | - | - | - | - | - | - | N20 | - | - | - | - | - | - |
| N21 | - | - | - | - | - | - | N21 | - | - | - | - | - | - |
| N22 | - | - | - | - | - | - | N22 | - | 1 | \$153,900 | \$153,900 | - | 99 |
| N23 | - | - | - | - | - | - | N23 | 4 | 2 | \$175,000 | \$175,000 | 50.0 | 100 |
| N24 | - | - | - | - | - | - | N24 | - | - | - | - | - | - |

District Totals

| | New | Active | Listed | Sales | \$ Volume | Av. Price | Med. Price | Av. DOM | Av. % List |
|-------------------------|---------------|---------------|---------------|--------------|------------------------|------------------|------------------|-----------|------------|
| Grand Total: | 10,838 | 17,596 | N/A | 4,153 | \$1,342,004,695 | \$323,141 | \$277,000 | 44 | 97 |
| YTD Grand Total: | N/A | N/A | 10,740 | 4,153 | \$1,342,004,695 | \$323,141 | \$277,000 | 44 | 97 |

Annual Summary - Single Family

| Year | *Number of Sales | *Average Price | Year | *Number of Sales | *Average Price |
|-------------|------------------|----------------|----------------|------------------|------------------|
| 1971 | 13,085 | 30,426 | 2004 | | |
| 1972 | 14,613 | 32,513 | January | 4,256 | 295,989 |
| 1973 | 16,335 | 40,605 | February | 6,060 | 310,196 |
| 1974 | 17,318 | 52,806 | March | 9,076 | 307,155 |
| 1975 | 22,020 | 57,581 | April | 9,168 | 321,131 |
| 1976 | 19,025 | 61,389 | May | 9,193 | 325,501 |
| 1977 | 20,512 | 64,559 | June | 9,275 | 316,510 |
| 1978 | 21,184 | 67,333 | July | 7,329 | 312,418 |
| 1979 | 23,466 | 70,830 | August | 6,743 | 304,509 |
| 1980 | 26,017 | 75,694 | September | 6,588 | 320,911 |
| 1981 | 29,625 | 90,203 | October | 6,666 | 324,215 |
| 1982 | 25,336 | 95,496 | November | 6,301 | 318,837 |
| 1983 | 30,046 | 101,626 | December | 4,232 | 315,761 |
| 1984 | 31,905 | 102,318 | Total** | 83,501 | \$315,231 |
| 1985 | 45,509 | 109,094 | 2005 | | |
| 1986 | 52,919 | 138,925 | January | 4,153 | 323,141 |
| 1987 | 43,475 | 189,105 | Total** | 4,153 | \$323,141 |
| 1988 | 49,381 | 229,635 | | | |
| 1989 | 38,960 | 273,698 | | | |
| 1990 | 26,779 | 255,020 | | | |
| 1991 | 38,144 | 234,313 | | | |
| 1992 | 41,703 | 214,971 | | | |
| 1993 | 38,990 | 206,490 | | | |
| 1994 | 44,237 | 208,921 | | | |
| 1995 | 39,273 | 203,028 | | | |
| 1996 | 55,779 | 198,150 | | | |
| 1997 | 58,014 | 211,307 | | | |
| 1998 | 55,344 | 216,815 | | | |
| 1999 | 58,957 | 228,372 | | | |
| 2000 | 58,343 | 243,255 | | | |
| 2001 | 67,612 | 251,508 | | | |
| 2002 | 74,759 | 275,231 | | | |
| 2003 | 78,898 | \$293,067 | | | |

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

** On June 30th, TREB switched from the old Trebnet system to TorontoMLS. Minor discrepancies may occur between the year-to-date figures provided by the old system and those provided by the new.

Single Family Dwelling Sales Comparison

