



## London and St. Thomas Residential Market Activity and MLS® Home Price Index Report September 2023



Prepared for the London and St. Thomas Association of REALTORS® by the Canadian Real Estate Association

Actual	September 2023	Compared to <sup>8</sup>					
		September 2022	September 2021	September 2020	September 2018	September 2016	September 2013
Sales Activity	476	-6.5%	-45.0%	-49.8%	-32.6%	-38.7%	-14.7%
Dollar Volume	\$301,711,410	-8.0%	-45.4%	-39.2%	7.7%	36.2%	121.2%
New Listings	1,320	12.6%	24.9%	20.7%	26.1%	26.9%	12.0%
Active Listings	2,073	20.7%	234.9%	128.6%	61.7%	16.5%	-27.9%
Sales to New Listings Ratio <sup>1</sup>	36.1	43.4	81.9	86.7	67.4	74.6	47.3
Months of Inventory <sup>2</sup>	4.4	3.4	0.7	1.0	1.8	2.3	5.2
Average Price	\$633,848	-1.6%	-0.6%	21.0%	59.8%	122.1%	159.3%
Median Price	\$599,450	1.6%	-0.1%	22.3%	64.2%	131.0%	166.4%
Sale to List Price Ratio <sup>3</sup>	98.1	97.2	108.3	104.7	101.6	98.7	97.3
Median Days on Market	21.0	22.0	7.0	8.0	10.0	22.0	36.0

Year-to-date	September 2023	Compared to <sup>8</sup>					
		September 2022	September 2021	September 2020	September 2018	September 2016	September 2013
Sales Activity	5,476	-14.6%	-37.7%	-21.4%	-21.0%	-26.5%	-6.0%
Dollar Volume	\$3,584,481,701	-24.9%	-35.2%	8.2%	40.6%	72.5%	151.4%
New Listings	10,309	-13.3%	-3.4%	13.7%	11.2%	-3.9%	-9.4%
Active Listings <sup>4</sup>	1,592	30.7%	159.0%	40.2%	38.9%	-22.1%	-43.5%
Sales to New Listings Ratio <sup>5</sup>	53.1	53.9	82.3	76.8	74.8	69.4	51.2
Months of Inventory <sup>6</sup>	2.6	1.7	0.6	1.5	1.5	2.5	4.4
Average Price	\$654,580	-12.1%	4.0%	37.7%	77.9%	134.6%	167.4%
Median Price	\$614,500	-10.9%	4.2%	39.3%	83.4%	138.6%	175.6%
Sale to List Price Ratio <sup>7</sup>	99.1	110.2	111.4	103.1	102.5	98.6	97.5
Median Days on Market	15.0	8.0	7.0	9.0	10.0	22.0	31.0

<sup>1</sup> Sales / new listings \* 100; compared to levels from previous periods.

<sup>2</sup> Active listings at month end / monthly sales; compared to levels from previous periods.

<sup>3</sup> Sale price / list price \* 100; average for all homes sold in the current month.

<sup>4</sup> The year-to-date active listings figure is a monthly average of the number of homes on the market at the end of each month so far this year.

<sup>5</sup> Sum of sales from January to current month / sum of new listings from January to current month.

<sup>6</sup> The year-to-date months of inventory figure is calculated as average active listings from January to current month / average sales from January to current month.

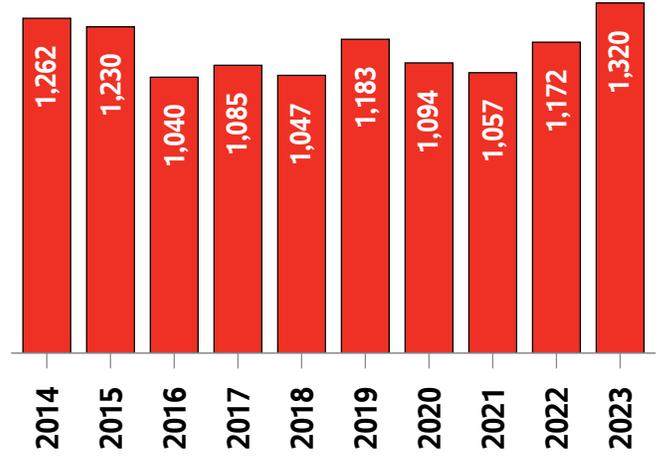
<sup>7</sup> Sale price / list price \* 100; average for all homes sold so far this year.

<sup>8</sup> Sales to new listings ratio, months of inventory, sale to list price ratio, and days on market shown as levels; all others calculated as percentage changes.

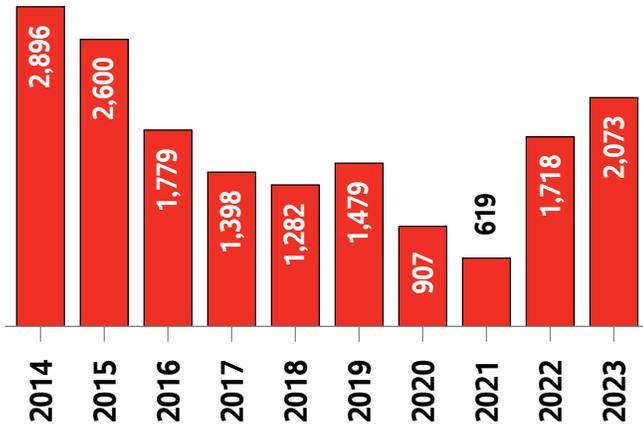
**Sales Activity (September only)**



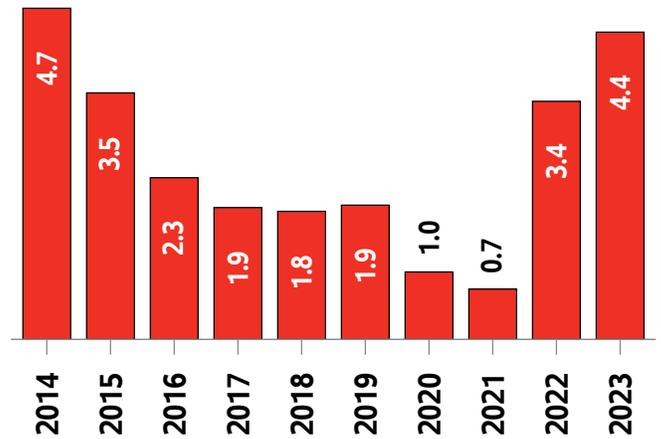
**New Listings (September only)**



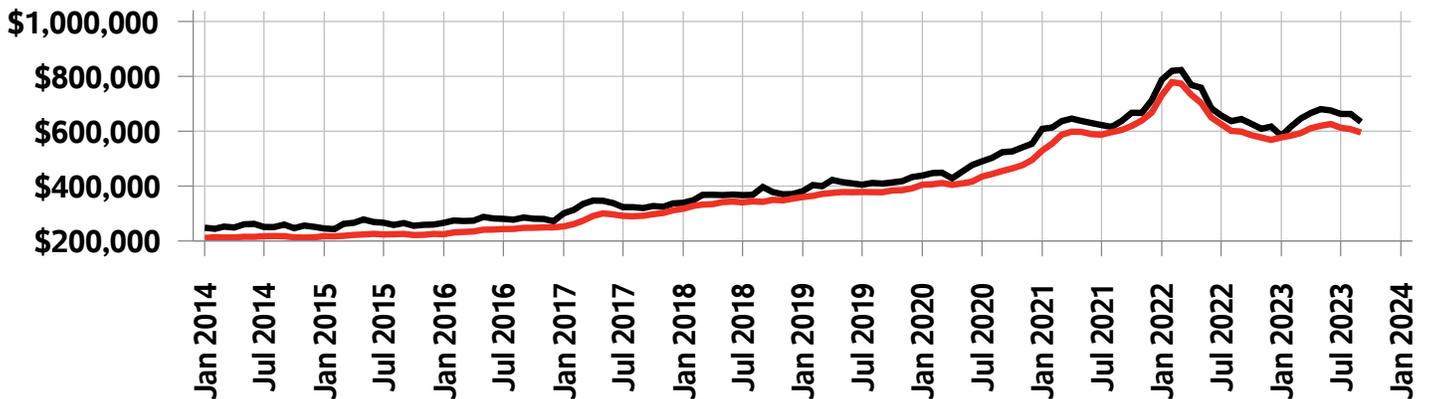
**Active Listings (September only)**



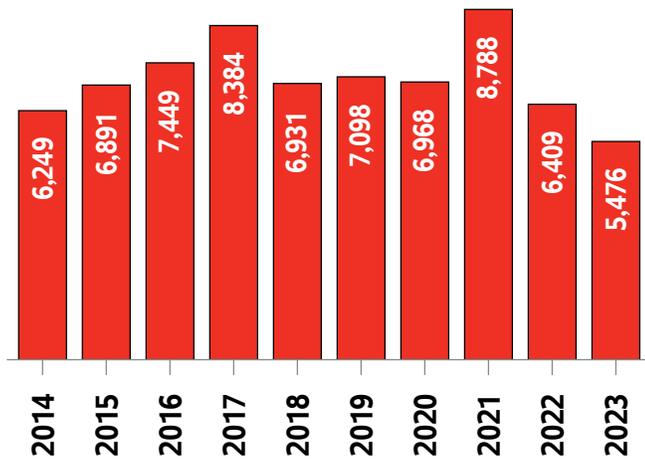
**Months of Inventory (September only)**



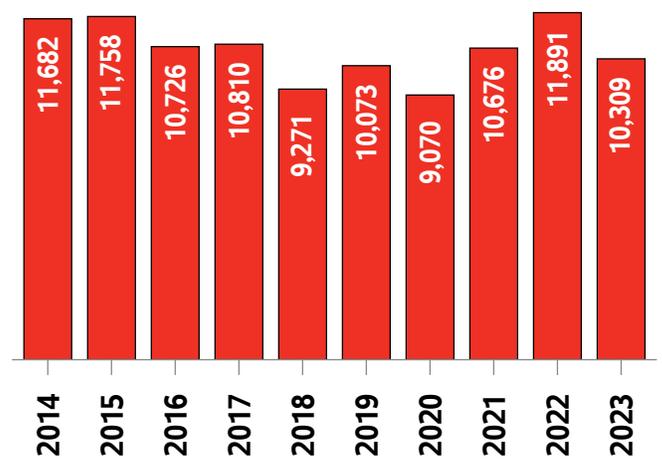
**MLS® HPI Composite Benchmark Price and Average Price**



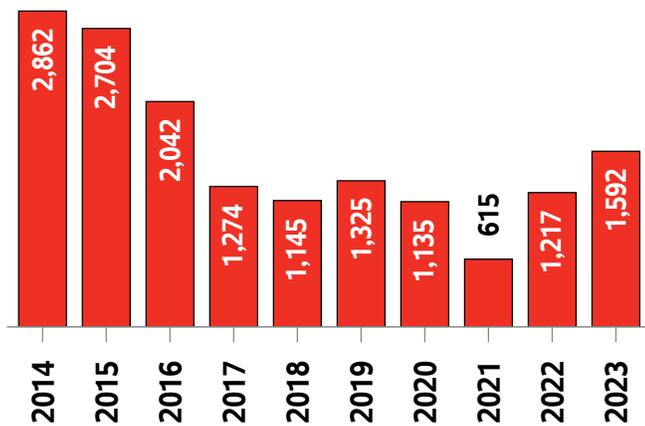
**Sales Activity (September Year-to-date)**



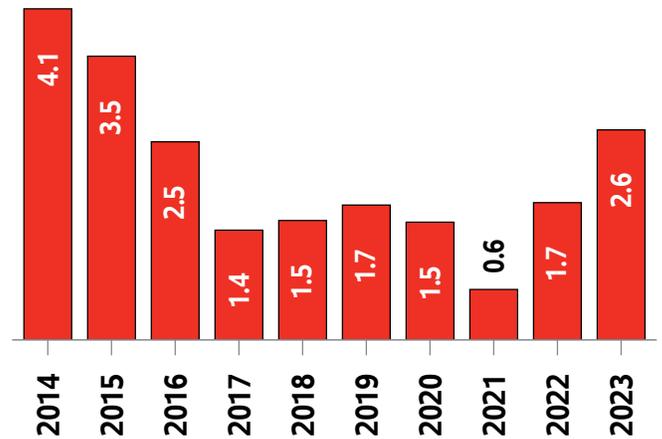
**New Listings (September Year-to-date)**



**Active Listings <sup>1</sup> (September Year-to-date)**



**Months of Inventory <sup>2</sup> (September Year-to-date)**



<sup>1</sup> The year-to-date active listings figure is a monthly average of the number of homes on the market at the end of each month so far this year.

<sup>2</sup> Average active listings January to the current month / average sales January to the current month.

Actual	September 2023	Compared to <sup>8</sup>					
		September 2022	September 2021	September 2020	September 2018	September 2016	September 2013
Sales Activity	370	-4.1%	-43.4%	-50.3%	-35.7%	-40.5%	-19.2%
Dollar Volume	\$253,516,409	-6.8%	-43.8%	-40.1%	3.6%	32.3%	113.6%
New Listings	1,017	13.9%	25.9%	18.1%	21.5%	20.4%	8.5%
Active Listings	1,570	22.3%	215.9%	105.8%	43.6%	16.1%	-31.7%
Sales to New Listings Ratio <sup>1</sup>	36.4	43.2	80.9	86.4	68.7	73.6	48.9
Months of Inventory <sup>2</sup>	4.2	3.3	0.8	1.0	1.9	2.2	5.0
Average Price	\$685,179	-2.8%	-0.7%	20.5%	61.0%	122.4%	164.4%
Median Price	\$622,500	-3.6%	-2.7%	17.5%	59.6%	126.4%	161.3%
Sale to List Price Ratio <sup>3</sup>	98.2	97.2	108.4	104.7	101.4	98.8	97.3
Median Days on Market	20.0	20.5	7.0	8.0	10.0	20.0	34.0

Year-to-date	September 2023	Compared to <sup>8</sup>					
		September 2022	September 2021	September 2020	September 2018	September 2016	September 2013
Sales Activity	4,073	-15.1%	-38.8%	-23.7%	-25.0%	-31.3%	-13.0%
Dollar Volume	\$2,903,828,185	-25.1%	-36.3%	5.4%	32.8%	62.7%	135.8%
New Listings	7,783	-12.0%	-4.4%	9.4%	4.4%	-7.7%	-14.1%
Active Listings <sup>4</sup>	1,200	33.0%	148.4%	22.8%	20.8%	-21.8%	-46.1%
Sales to New Listings Ratio <sup>5</sup>	52.3	54.3	81.8	75.0	72.8	70.3	51.6
Months of Inventory <sup>6</sup>	2.7	1.7	0.7	1.6	1.6	2.3	4.3
Average Price	\$712,946	-11.8%	4.0%	38.2%	77.1%	136.6%	170.9%
Median Price	\$655,000	-12.1%	3.1%	36.2%	79.5%	138.2%	175.8%
Sale to List Price Ratio <sup>7</sup>	99.2	109.9	111.6	103.1	102.1	98.8	97.6
Median Days on Market	14.0	8.0	7.0	9.0	10.0	19.0	30.0

<sup>1</sup> Sales / new listings \* 100; compared to levels from previous periods.

<sup>2</sup> Active listings at month end / monthly sales; compared to levels from previous periods.

<sup>3</sup> Sale price / list price \* 100; average for all homes sold in the current month.

<sup>4</sup> The year-to-date active listings figure is a monthly average of the number of homes on the market at the end of each month so far this year.

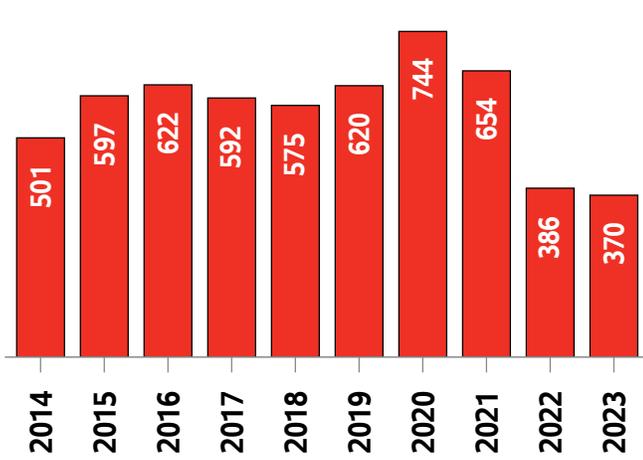
<sup>5</sup> Sum of sales from January to current month / sum of new listings from January to current month.

<sup>6</sup> The year-to-date months of inventory figure is calculated as average active listings from January to current month / average sales from January to current month.

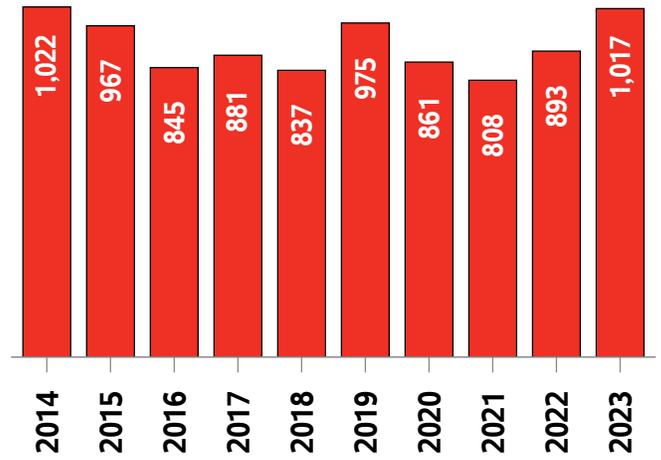
<sup>7</sup> Sale price / list price \* 100; average for all homes sold so far this year.

<sup>8</sup> Sales to new listings ratio, months of inventory, sale to list price ratio, and days on market shown as levels; all others calculated as percentage changes.

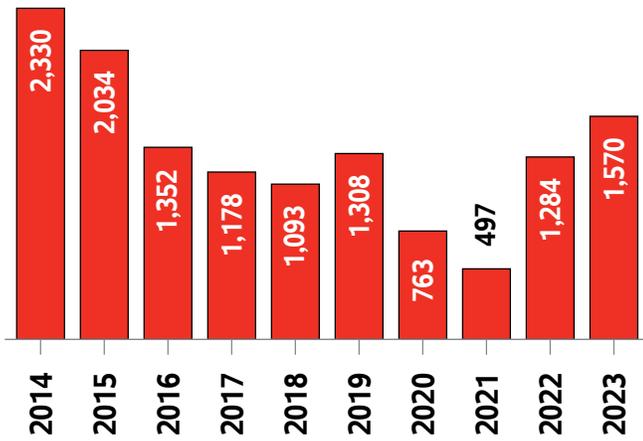
**Sales Activity (September only)**



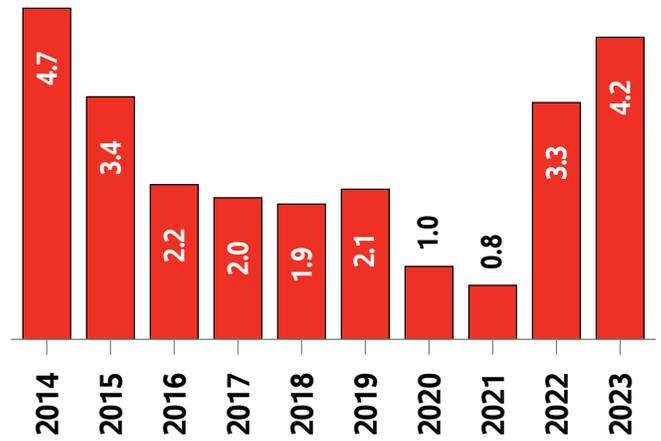
**New Listings (September only)**



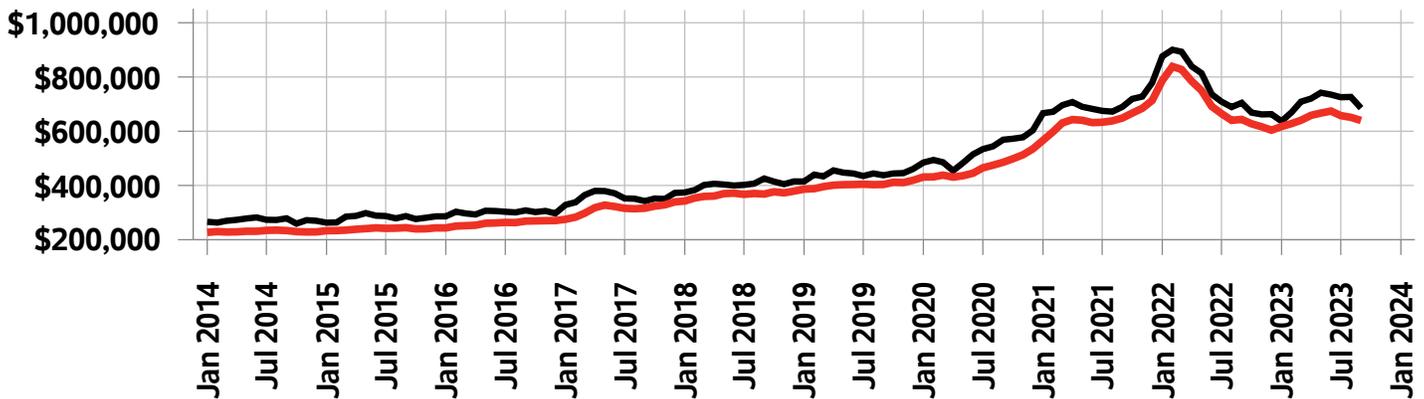
**Active Listings (September only)**



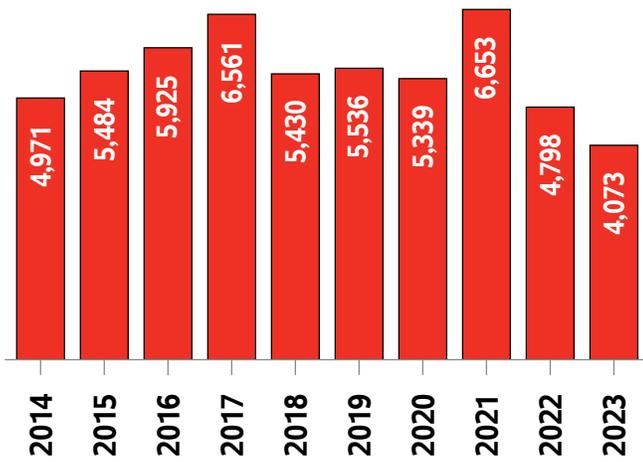
**Months of Inventory (September only)**



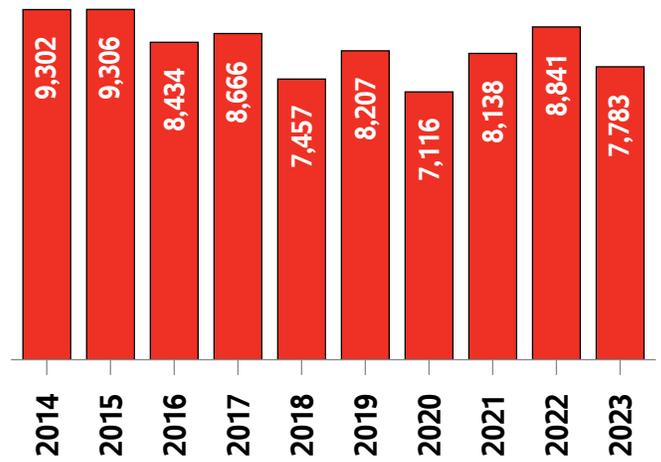
**MLS® HPI Single Family Benchmark Price and Average Price**



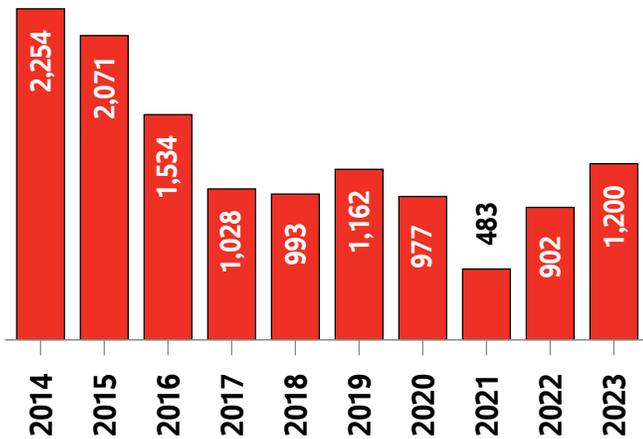
**Sales Activity (September Year-to-date)**



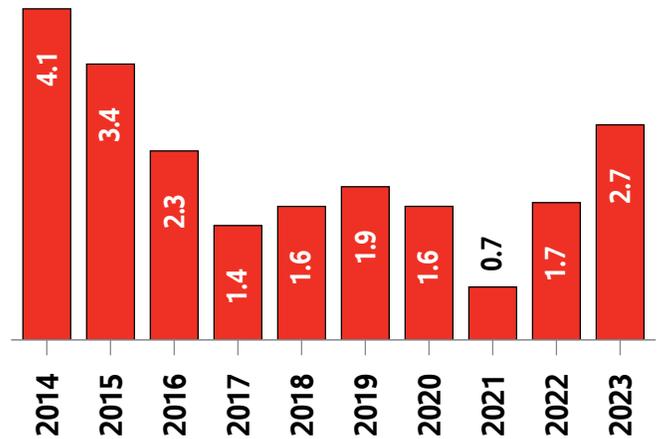
**New Listings (September Year-to-date)**



**Active Listings <sup>1</sup> (September Year-to-date)**



**Months of Inventory <sup>2</sup> (September Year-to-date)**



<sup>1</sup> The year-to-date active listings figure is a monthly average of the number of homes on the market at the end of each month so far this year.

<sup>2</sup> Average active listings January to the current month / average sales January to the current month.

Actual	September 2023	Compared to <sup>8</sup>					
		September 2022	September 2021	September 2020	September 2018	September 2016	September 2013
Sales Activity	58	-21.6%	-55.0%	-54.7%	-38.3%	-36.3%	0.0%
Dollar Volume	\$30,006,501	-19.7%	-56.9%	-41.3%	9.8%	54.7%	194.7%
New Listings	193	10.3%	39.9%	32.2%	38.8%	83.8%	65.0%
Active Listings	316	23.9%	519.6%	310.4%	216.0%	84.8%	19.7%
Sales to New Listings Ratio <sup>1</sup>	30.1	42.3	93.5	87.7	67.6	86.7	49.6
Months of Inventory <sup>2</sup>	5.4	3.4	0.4	0.6	1.1	1.9	4.6
Average Price	\$517,353	2.5%	-4.1%	29.5%	77.9%	142.7%	194.7%
Median Price	\$478,750	-0.8%	-11.9%	25.4%	80.0%	150.7%	224.6%
Sale to List Price Ratio <sup>3</sup>	98.4	97.9	109.1	104.8	103.1	99.3	97.4
Median Days on Market	27.5	24.0	7.0	8.0	10.0	21.0	43.5

Year-to-date	September 2023	Compared to <sup>8</sup>					
		September 2022	September 2021	September 2020	September 2018	September 2016	September 2013
Sales Activity	880	-8.2%	-26.2%	-11.1%	-5.7%	-3.9%	25.0%
Dollar Volume	\$472,933,274	-21.0%	-22.3%	26.3%	85.3%	159.5%	282.7%
New Listings	1,591	-16.0%	12.2%	36.0%	45.7%	30.5%	26.9%
Active Listings <sup>4</sup>	248	32.5%	309.6%	177.8%	268.9%	14.1%	-10.7%
Sales to New Listings Ratio <sup>5</sup>	55.3	50.7	84.1	84.6	85.4	75.1	56.1
Months of Inventory <sup>6</sup>	2.5	1.8	0.5	0.8	0.6	2.1	3.5
Average Price	\$537,424	-13.9%	5.3%	42.1%	96.4%	170.1%	206.2%
Median Price	\$528,500	-14.5%	5.9%	40.9%	107.3%	191.2%	232.4%
Sale to List Price Ratio <sup>7</sup>	99.4	112.9	112.7	103.6	105.4	98.5	97.5
Median Days on Market	15.0	8.0	7.0	8.0	8.0	26.0	32.0

<sup>1</sup> Sales / new listings \* 100; compared to levels from previous periods.

<sup>2</sup> Active listings at month end / monthly sales; compared to levels from previous periods.

<sup>3</sup> Sale price / list price \* 100; average for all homes sold in the current month.

<sup>4</sup> The year-to-date active listings figure is a monthly average of the number of homes on the market at the end of each month so far this year.

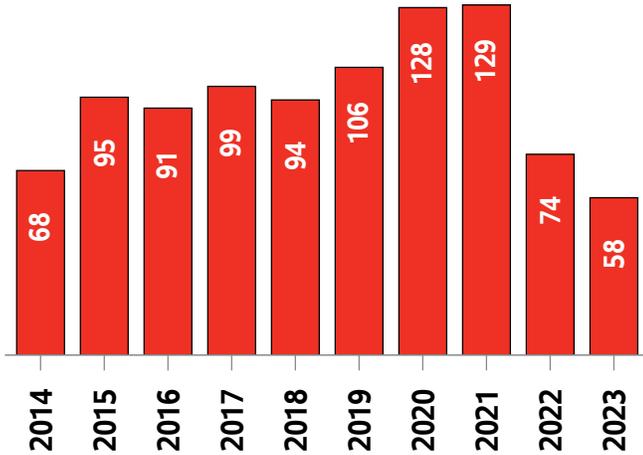
<sup>5</sup> Sum of sales from January to current month / sum of new listings from January to current month.

<sup>6</sup> The year-to-date months of inventory figure is calculated as average active listings from January to current month / average sales from January to current month.

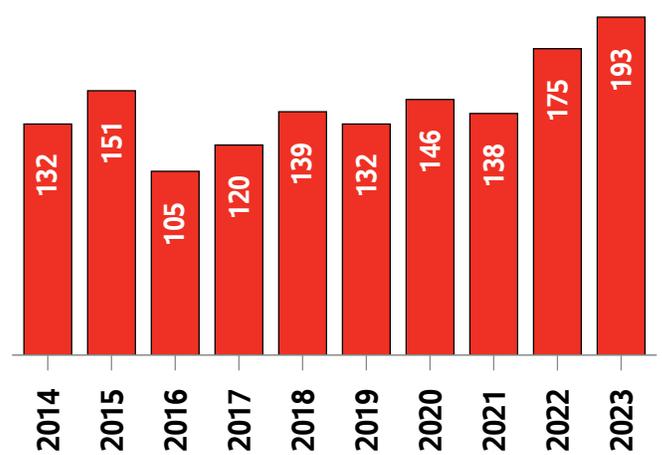
<sup>7</sup> Sale price / list price \* 100; average for all homes sold so far this year.

<sup>8</sup> Sales to new listings ratio, months of inventory, sale to list price ratio, and days on market shown as levels; all others calculated as percentage changes.

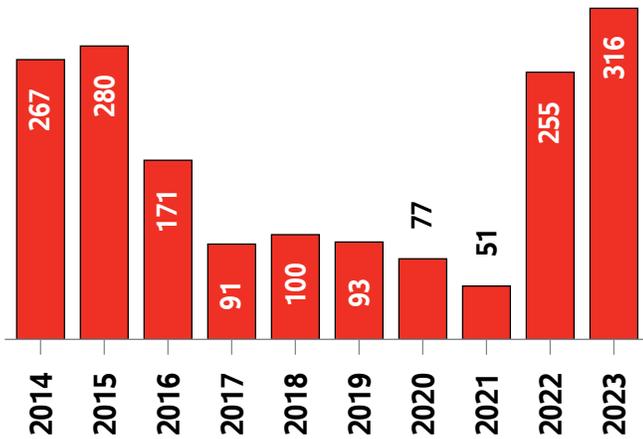
**Sales Activity (September only)**



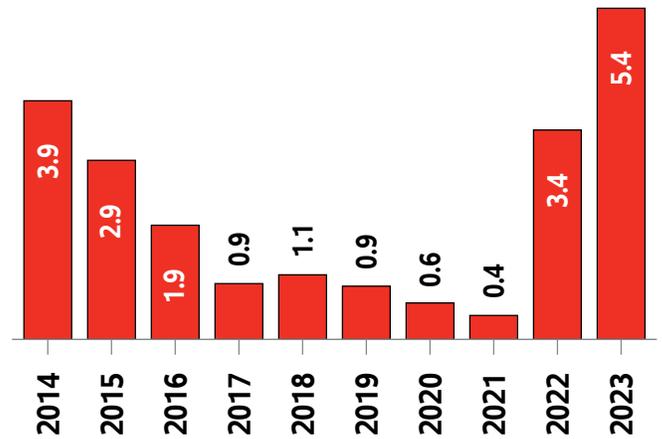
**New Listings (September only)**



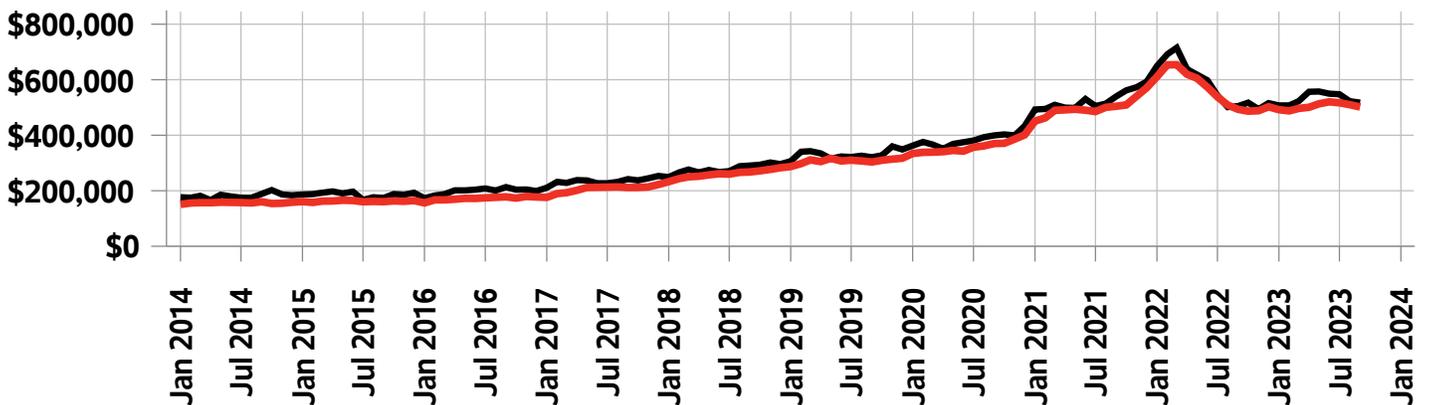
**Active Listings (September only)**



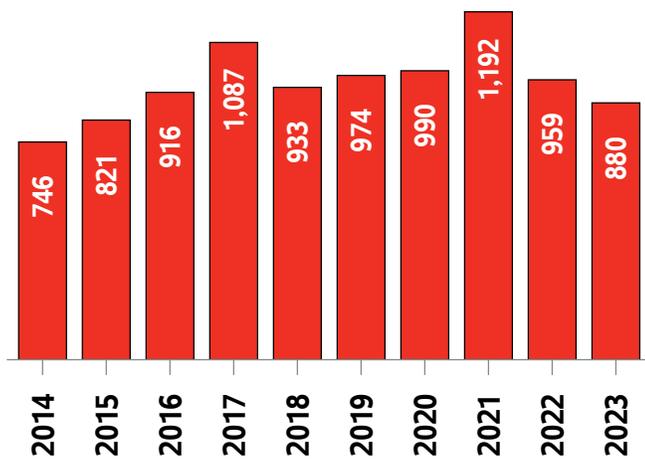
**Months of Inventory (September only)**



**MLS® HPI Townhouse Benchmark Price and Average Price**



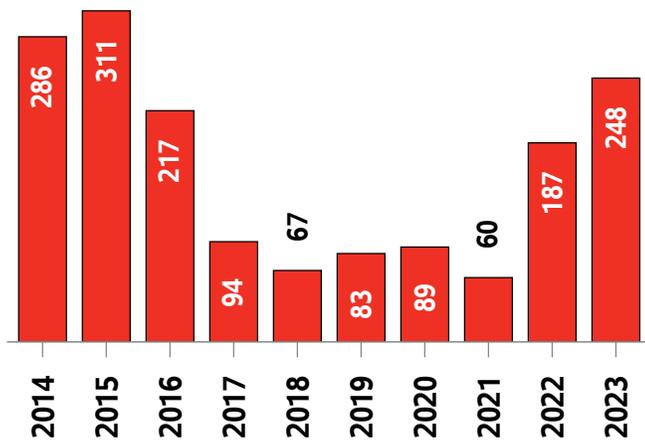
**Sales Activity (September Year-to-date)**



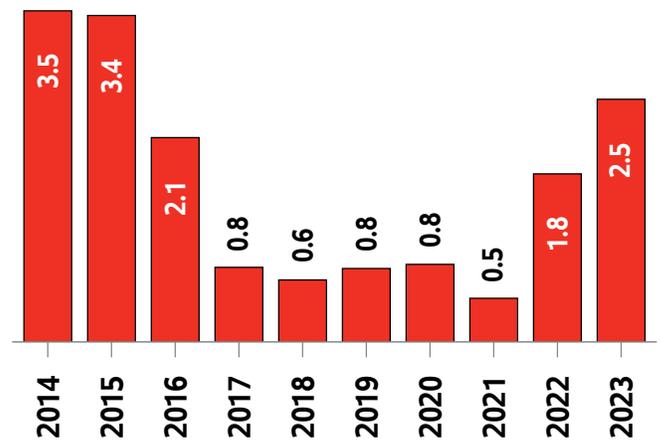
**New Listings (September Year-to-date)**



**Active Listings <sup>1</sup> (September Year-to-date)**



**Months of Inventory <sup>2</sup> (September Year-to-date)**



<sup>1</sup> The year-to-date active listings figure is a monthly average of the number of homes on the market at the end of each month so far this year.

<sup>2</sup> Average active listings January to the current month / average sales January to the current month.

Actual	September 2023	Compared to <sup>8</sup>					
		September 2022	September 2021	September 2020	September 2018	September 2016	September 2013
Sales Activity	45	18.4%	-31.8%	-37.5%	25.0%	-23.7%	15.4%
Dollar Volume	\$17,475,700	18.7%	-25.9%	-18.8%	126.3%	71.2%	138.0%
New Listings	96	12.9%	6.7%	11.6%	41.2%	9.1%	-17.9%
Active Listings	152	10.1%	186.8%	141.3%	100.0%	-35.9%	-45.7%
Sales to New Listings Ratio <sup>1</sup>	46.9	44.7	73.3	83.7	52.9	67.0	33.3
Months of Inventory <sup>2</sup>	3.4	3.6	0.8	0.9	2.1	4.0	7.2
Average Price	\$388,349	0.3%	8.7%	29.9%	81.0%	124.5%	106.3%
Median Price	\$341,000	-2.6%	4.0%	26.1%	60.5%	166.4%	165.4%
Sale to List Price Ratio <sup>3</sup>	97.1	96.7	106.5	104.6	101.6	97.1	97.0
Median Days on Market	25.0	23.5	11.0	8.5	9.5	38.0	52.0

Year-to-date	September 2023	Compared to <sup>8</sup>					
		September 2022	September 2021	September 2020	September 2018	September 2016	September 2013
Sales Activity	456	-18.7%	-44.9%	-24.4%	-13.5%	-17.7%	10.9%
Dollar Volume	\$183,886,993	-27.1%	-41.2%	3.3%	76.8%	71.4%	166.7%
New Listings	790	-18.9%	-18.6%	6.2%	18.8%	-20.3%	-20.0%
Active Listings <sup>4</sup>	114	13.6%	93.6%	80.7%	62.9%	-55.9%	-59.7%
Sales to New Listings Ratio <sup>5</sup>	57.7	57.6	85.2	81.0	79.2	55.9	41.6
Months of Inventory <sup>6</sup>	2.3	1.6	0.6	0.9	1.2	4.2	6.2
Average Price	\$403,261	-10.3%	6.6%	36.6%	104.4%	108.3%	140.3%
Median Price	\$355,000	-14.7%	3.8%	34.0%	102.9%	126.8%	163.0%
Sale to List Price Ratio <sup>7</sup>	97.8	109.5	108.5	102.3	102.1	97.2	97.2
Median Days on Market	20.0	8.0	7.0	10.0	14.0	39.5	44.0

<sup>1</sup> Sales / new listings \* 100; compared to levels from previous periods.

<sup>2</sup> Active listings at month end / monthly sales; compared to levels from previous periods.

<sup>3</sup> Sale price / list price \* 100; average for all homes sold in the current month.

<sup>4</sup> The year-to-date active listings figure is a monthly average of the number of homes on the market at the end of each month so far this year.

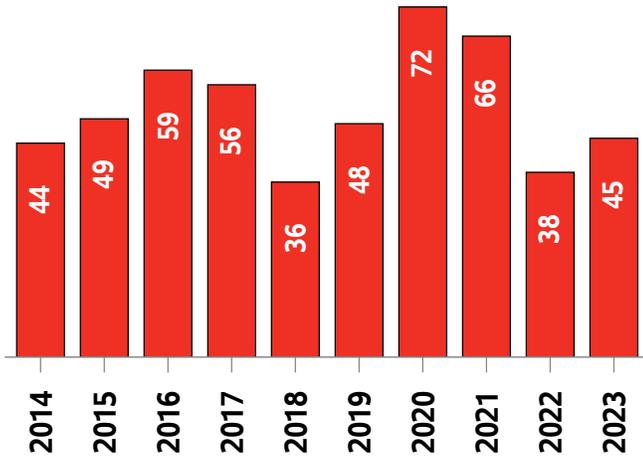
<sup>5</sup> Sum of sales from January to current month / sum of new listings from January to current month.

<sup>6</sup> The year-to-date months of inventory figure is calculated as average active listings from January to current month / average sales from January to current month.

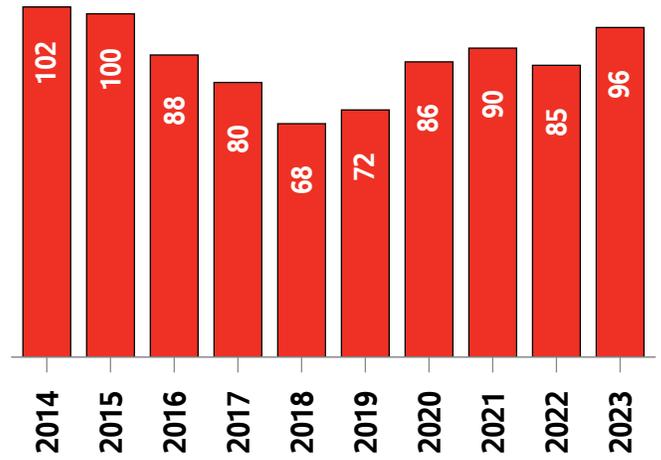
<sup>7</sup> Sale price / list price \* 100; average for all homes sold so far this year.

<sup>8</sup> Sales to new listings ratio, months of inventory, sale to list price ratio, and days on market shown as levels; all others calculated as percentage changes.

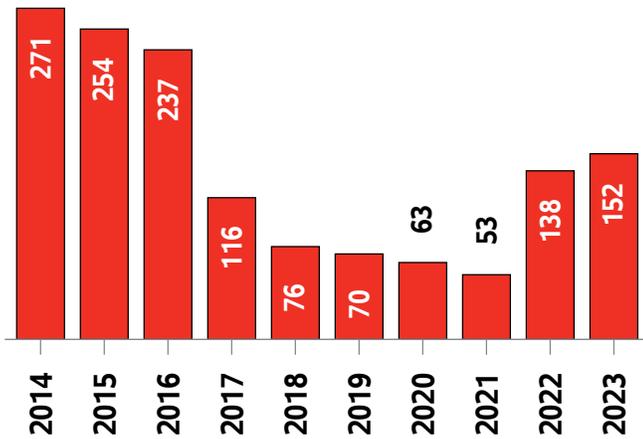
**Sales Activity (September only)**



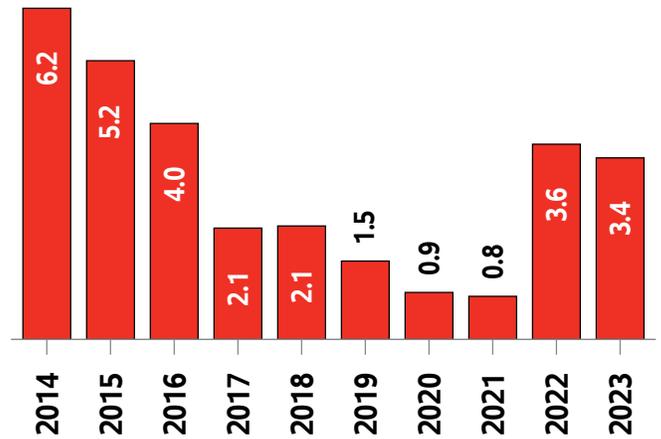
**New Listings (September only)**



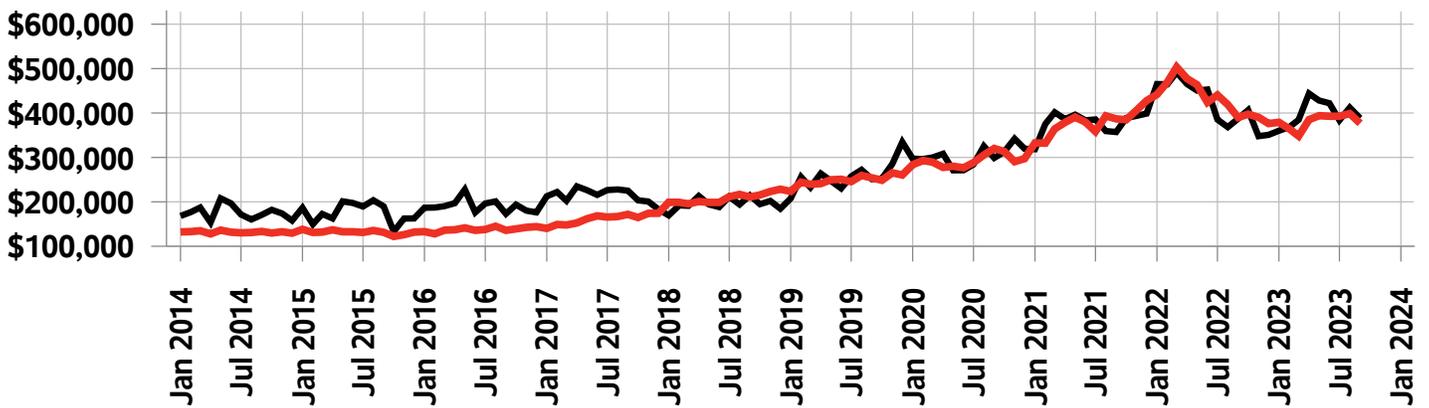
**Active Listings (September only)**



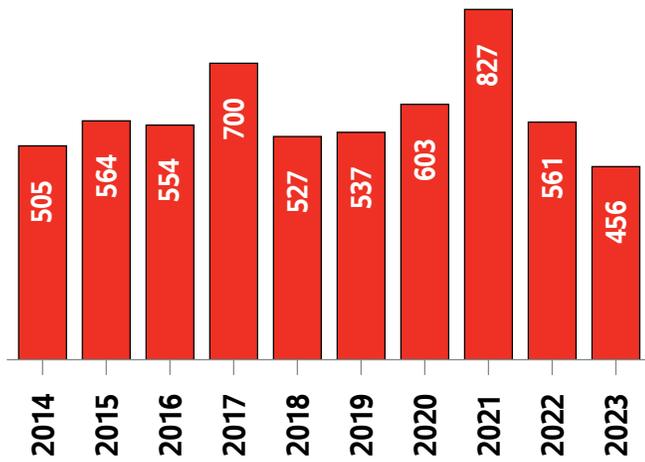
**Months of Inventory (September only)**



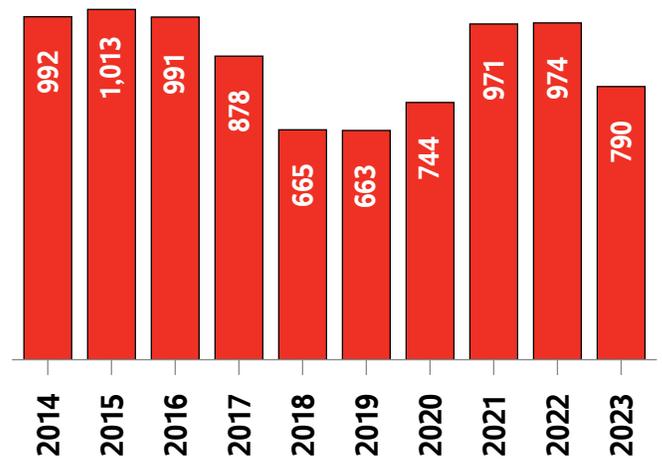
**MLS® HPI Apartment Benchmark Price and Average Price**



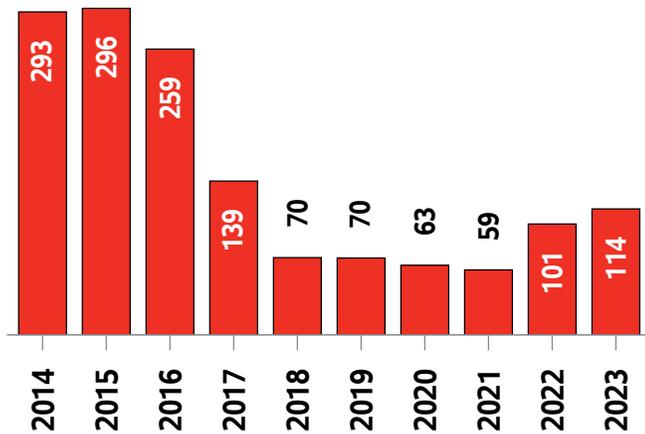
**Sales Activity (September Year-to-date)**



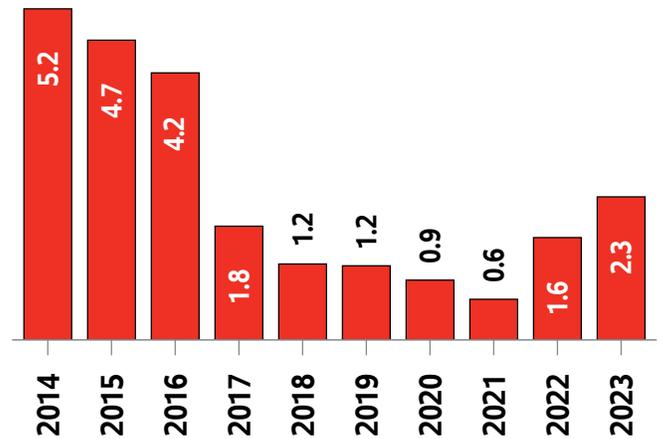
**New Listings (September Year-to-date)**



**Active Listings <sup>1</sup> (September Year-to-date)**



**Months of Inventory <sup>2</sup> (September Year-to-date)**



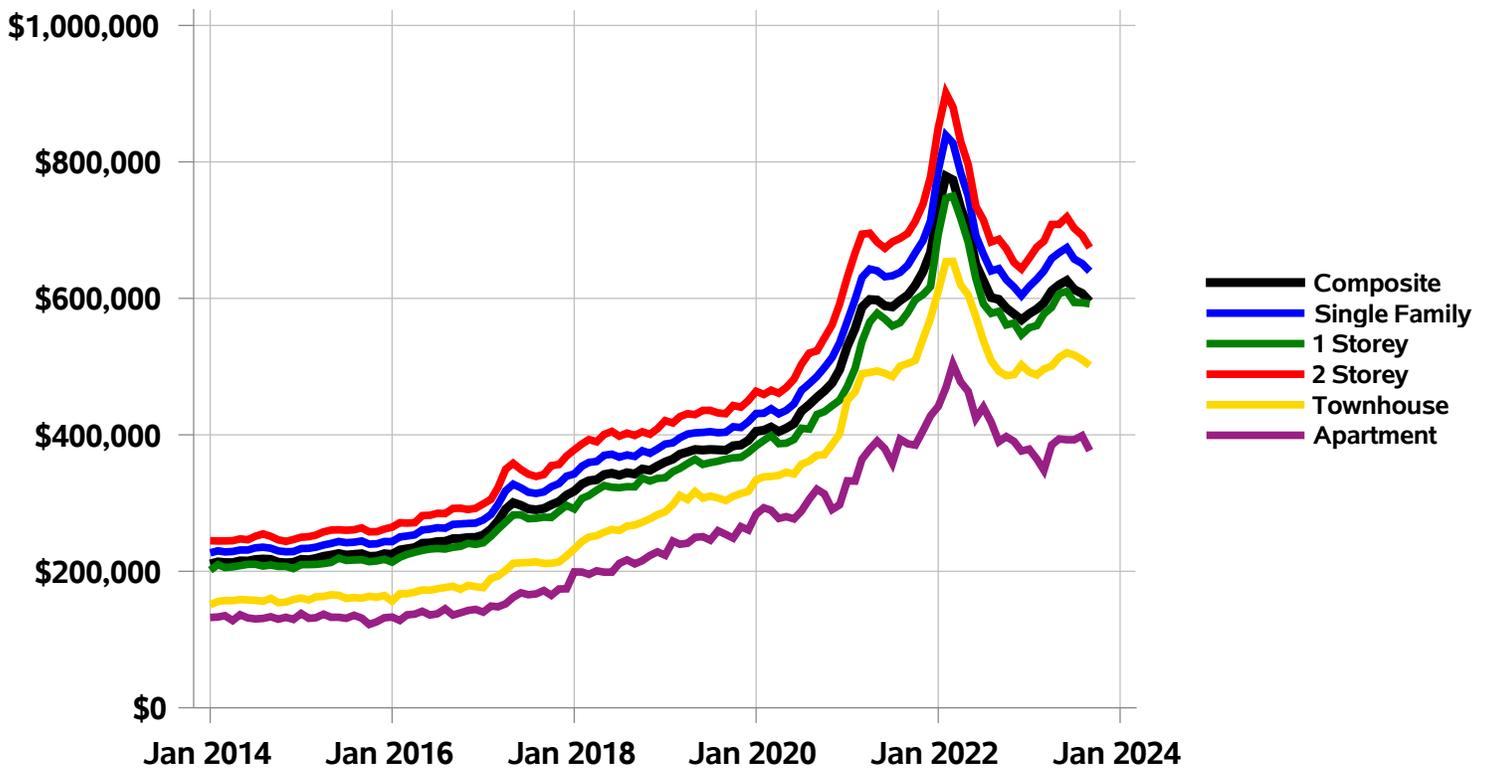
<sup>1</sup> The year-to-date active listings figure is a monthly average of the number of homes on the market at the end of each month so far this year.

<sup>2</sup> Average active listings January to the current month / average sales January to the current month.

**MLS® Home Price Index Benchmark Price**

Benchmark Type:	September 2023	percentage change vs.					
		1 month ago	3 months ago	6 months ago	12 months ago	3 years ago	5 years ago
Composite	\$595,300	-2.0	-4.9	0.4	-0.6	30.8	73.8
Single Family	\$639,700	-1.8	-5.1	-0.1	-0.6	31.8	73.7
One Storey	\$592,100	-0.3	-3.0	2.6	1.9	37.7	82.9
Two Storey	\$674,300	-2.7	-6.2	-1.4	-1.8	28.9	69.0
Townhouse	\$501,700	-1.6	-3.6	1.0	1.7	35.6	87.4
Apartment	\$376,800	-5.5	-4.1	8.2	-3.4	17.7	78.7

**MLS® HPI Benchmark Price**



**Composite** 

Features	Value
Above Ground Bedrooms	3
Age Category	31 to 50
Bedrooms	3
Below Ground Bedrooms	0
Exterior Walls	Masonry & Siding
Freshwater Supply	Municipal waterworks
Full Bathrooms	2
Garage Description	Attached, Single width
Gross Living Area (Above Ground; in sq. ft.)	1310
Half Bathrooms	0
Heating	Forced air
Heating Fuel	Natural Gas
Number of Fireplaces	0
Total Number Of Rooms	10
Type Of Foundation	Basement, Poured concrete
Wastewater Disposal	Municipal sewers

**Single Family** 

Features	Value
Above Ground Bedrooms	3
Age Category	51 to 99
Bedrooms	3
Below Ground Bedrooms	0
Exterior Walls	Masonry & Siding
Freshwater Supply	Municipal waterworks
Full Bathrooms	2
Garage Description	Attached, Single width
Gross Living Area (Above Ground; in sq. ft.)	1393
Half Bathrooms	0
Heating	Forced air
Heating Fuel	Natural Gas
Lot Size	5939
Number of Fireplaces	0
Total Number Of Rooms	11
Type Of Foundation	Basement, Poured concrete
Type of Property	Detached
Wastewater Disposal	Municipal sewers

**1 Storey** 🏠

Features	Value
Above Ground Bedrooms	3
Age Category	51 to 99
Bedrooms	3
Below Ground Bedrooms	0
Exterior Walls	Masonry & Siding
Freshwater Supply	Municipal waterworks
Full Bathrooms	2
Garage Description	Attached, Single width
Gross Living Area (Above Ground; in sq. ft.)	1150
Half Bathrooms	0
Heating	Forced air
Heating Fuel	Natural Gas
Lot Size	6599
Number of Fireplaces	0
Total Number Of Rooms	10
Type Of Foundation	Basement, Poured concrete
Type of Property	Detached
Wastewater Disposal	Municipal sewers

**2 Storey** 🏠

Features	Value
Above Ground Bedrooms	3
Age Category	31 to 50
Bedrooms	3
Below Ground Bedrooms	0
Exterior Walls	Masonry & Siding
Freshwater Supply	Municipal waterworks
Full Bathrooms	2
Garage Description	Attached, Single width
Gross Living Area (Above Ground; in sq. ft.)	1638
Half Bathrooms	1
Heating	Forced air
Heating Fuel	Natural Gas
Lot Size	5585
Number of Fireplaces	1
Total Number Of Rooms	11
Type Of Foundation	Basement, Poured concrete
Type of Property	Detached
Wastewater Disposal	Municipal sewers

**Townhouse** 

Features	Value
Above Ground Bedrooms	3
Age Category	31 to 50
Attached Specification	Row
Bedrooms	3
Below Ground Bedrooms	0
Exterior Walls	Masonry & Siding
Freshwater Supply	Municipal waterworks
Full Bathrooms	2
Garage Description	Attached, Single width
Gross Living Area (Above Ground; in sq. ft.)	1244
Half Bathrooms	1
Heating	Forced air
Heating Fuel	Natural Gas
Number of Fireplaces	0
Total Number Of Rooms	10
Type Of Foundation	Basement, Poured concrete
Wastewater Disposal	Municipal sewers

**Apartment** 

Features	Value
Above Ground Bedrooms	2
Age Category	31 to 50
Attached Specification	Row
Bedrooms	2
Below Ground Bedrooms	0
Exterior Walls	Masonry
Freshwater Supply	Municipal waterworks
Full Bathrooms	1
Gross Living Area (Above Ground; in sq. ft.)	963
Half Bathrooms	0
Heating Fuel	Electricity
Number of Fireplaces	0
Total Number Of Rooms	7
Type Of Foundation	Poured concrete
Wastewater Disposal	Municipal sewers

Actual	September 2023	Compared to <sup>8</sup>					
		September 2022	September 2021	September 2020	September 2018	September 2016	September 2013
Sales Activity	334	-8.7%	-47.2%	-53.3%	-33.9%	-40.1%	-14.8%
Dollar Volume	\$207,061,634	-12.0%	-48.9%	-44.8%	3.1%	28.9%	109.9%
New Listings	949	18.8%	22.0%	14.1%	26.2%	28.4%	14.5%
Active Listings	1,303	22.0%	237.6%	112.6%	57.9%	16.2%	-23.8%
Sales to New Listings Ratio <sup>1</sup>	35.2	45.8	81.2	85.9	67.2	75.5	47.3
Months of Inventory <sup>2</sup>	3.9	2.9	0.6	0.9	1.6	2.0	4.4
Average Price	\$619,945	-3.6%	-3.3%	18.1%	55.8%	115.4%	146.4%
Median Price	\$591,750	0.3%	-1.4%	22.0%	64.8%	123.3%	151.9%
Sale to List Price Ratio <sup>3</sup>	98.5	97.3	108.7	105.2	102.1	99.2	97.7
Median Days on Market	19.0	21.0	7.0	8.0	9.0	20.0	30.0

Year-to-date	September 2023	Compared to <sup>8</sup>					
		September 2022	September 2021	September 2020	September 2018	September 2016	September 2013
Sales Activity	3,839	-16.5%	-40.4%	-24.5%	-24.4%	-28.5%	-11.1%
Dollar Volume	\$2,453,613,630	-27.3%	-39.2%	1.0%	30.0%	61.0%	130.0%
New Listings	7,116	-17.0%	-9.6%	7.4%	5.0%	-7.9%	-11.2%
Active Listings <sup>4</sup>	959	19.6%	134.4%	30.7%	31.0%	-25.4%	-43.7%
Sales to New Listings Ratio <sup>5</sup>	53.9	53.6	81.8	76.8	75.0	69.5	53.9
Months of Inventory <sup>6</sup>	2.2	1.6	0.6	1.3	1.3	2.2	3.5
Average Price	\$639,128	-13.0%	2.1%	33.9%	72.0%	125.2%	158.7%
Median Price	\$603,000	-12.0%	3.1%	36.7%	77.4%	129.3%	166.8%
Sale to List Price Ratio <sup>7</sup>	99.5	111.3	112.0	103.7	103.3	99.0	97.8
Median Days on Market	13.0	7.0	7.0	8.0	9.0	19.0	28.0

<sup>1</sup> Sales / new listings \* 100; compared to levels from previous periods.

<sup>2</sup> Active listings at month end / monthly sales; compared to levels from previous periods.

<sup>3</sup> Sale price / list price \* 100; average for all homes sold in the current month.

<sup>4</sup> The year-to-date active listings figure is a monthly average of the number of homes on the market at the end of each month so far this year.

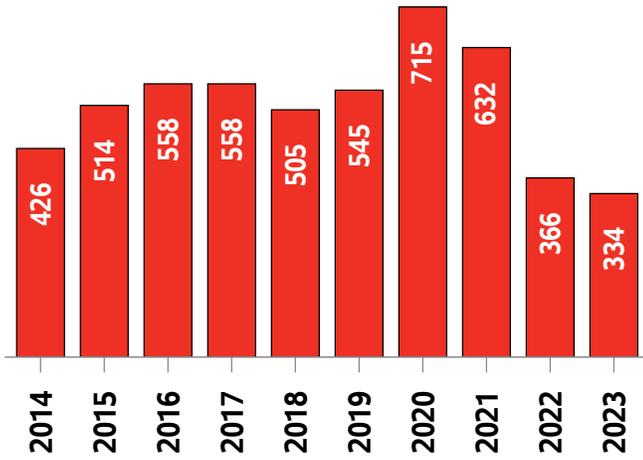
<sup>5</sup> Sum of sales from January to current month / sum of new listings from January to current month.

<sup>6</sup> The year-to-date months of inventory figure is calculated as average active listings from January to current month / average sales from January to current month.

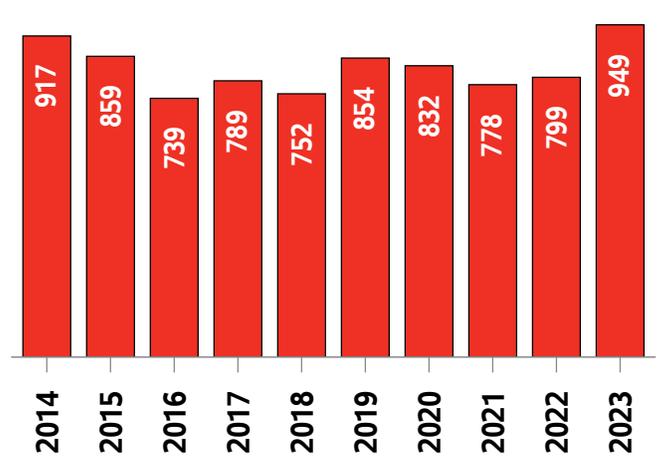
<sup>7</sup> Sale price / list price \* 100; average for all homes sold so far this year.

<sup>8</sup> Sales to new listings ratio, months of inventory, sale to list price ratio, and days on market shown as levels; all others calculated as percentage changes.

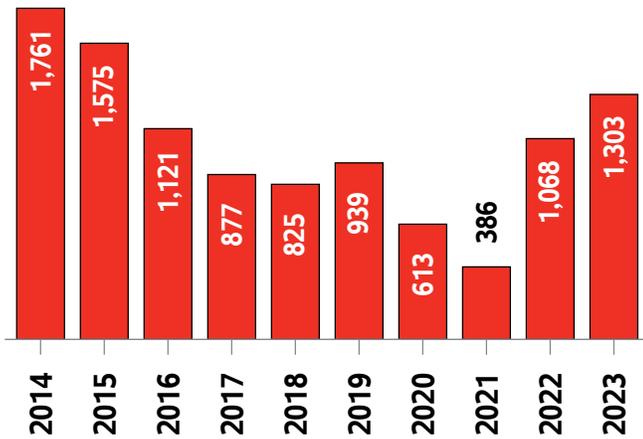
**Sales Activity (September only)**



**New Listings (September only)**



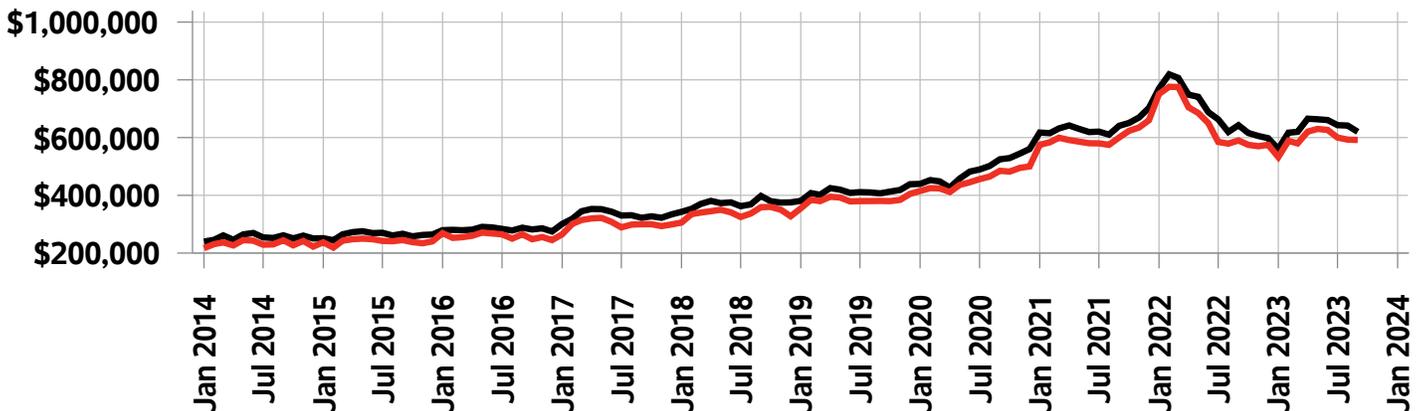
**Active Listings (September only)**



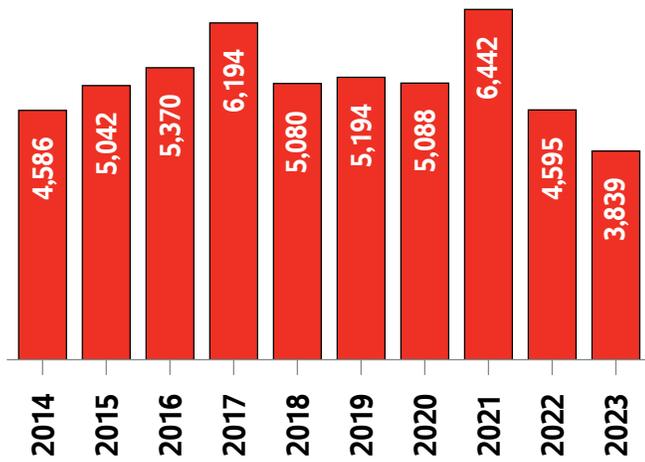
**Months of Inventory (September only)**



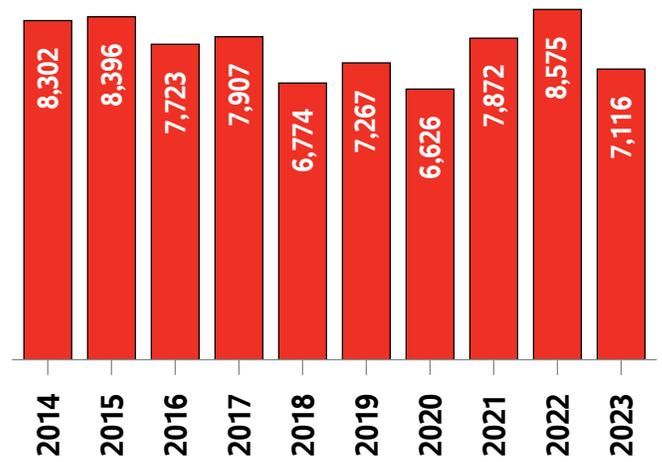
**Average Price and Median Price**



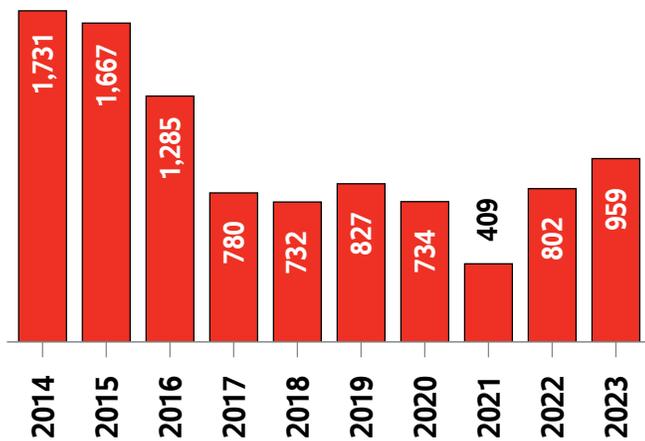
**Sales Activity (September Year-to-date)**



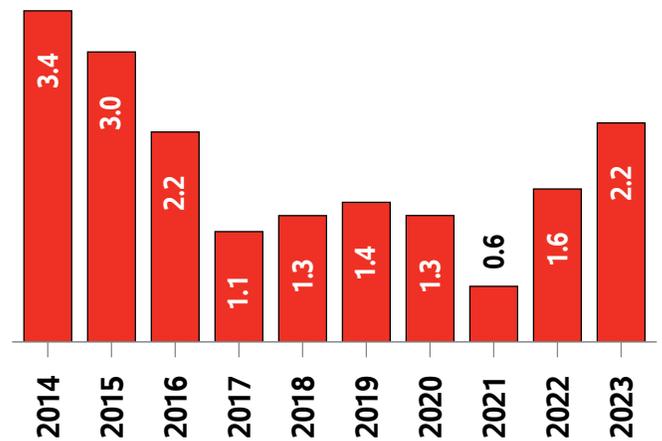
**New Listings (September Year-to-date)**



**Active Listings <sup>1</sup> (September Year-to-date)**



**Months of Inventory <sup>2</sup> (September Year-to-date)**



<sup>1</sup> The year-to-date active listings figure is a monthly average of the number of homes on the market at the end of each month so far this year.

<sup>2</sup> Average active listings January to the current month / average sales January to the current month.

Actual	September 2023	Compared to <sup>8</sup>					
		September 2022	September 2021	September 2020	September 2018	September 2016	September 2013
Sales Activity	0	-100.0%	—	-100.0%	-100.0%	-100.0%	-100.0%
Dollar Volume	\$0	-100.0%	—	-100.0%	-100.0%	-100.0%	-100.0%
New Listings	1	-66.7%	0.0%	0.0%	-50.0%	—	—
Active Listings	2	-66.7%	—	0.0%	-33.3%	100.0%	-33.3%
Sales to New Listings Ratio <sup>1</sup>	0.0	33.3	—	100.0	50.0	—	—
Months of Inventory <sup>2</sup>	0.0	6.0	—	2.0	3.0	1.0	3.0
Average Price	\$0	-100.0%	—	-100.0%	-100.0%	-100.0%	-100.0%
Median Price	\$0	-100.0%	—	-100.0%	-100.0%	-100.0%	-100.0%
Sale to List Price Ratio <sup>3</sup>	0.0	94.7	—	100.0	101.1	104.0	85.0
Median Days on Market	0.0	4.0	—	21.0	6.0	16.0	58.0

Year-to-date	September 2023	Compared to <sup>8</sup>					
		September 2022	September 2021	September 2020	September 2018	September 2016	September 2013
Sales Activity	2	-75.0%	-80.0%	-84.6%	-85.7%	-80.0%	-75.0%
Dollar Volume	\$1,340,000	-83.0%	-79.0%	-82.3%	-82.9%	-62.6%	-50.3%
New Listings	6	-60.0%	-50.0%	-53.8%	-62.5%	-40.0%	-50.0%
Active Listings <sup>4</sup>	1	-68.8%	-43.8%	-51.8%	-51.8%	-69.3%	-71.1%
Sales to New Listings Ratio <sup>5</sup>	33.3	53.3	83.3	100.0	87.5	100.0	66.7
Months of Inventory <sup>6</sup>	5.1	4.1	1.8	1.6	1.5	3.3	4.4
Average Price	\$670,000	-32.2%	5.2%	15.2%	20.0%	87.0%	98.8%
Median Price	\$670,000	-22.9%	19.7%	22.9%	36.0%	143.6%	138.9%
Sale to List Price Ratio <sup>7</sup>	97.8	108.7	110.3	96.8	99.1	97.2	93.2
Median Days on Market	89.5	9.5	9.0	32.0	9.5	56.5	53.5

<sup>1</sup> Sales / new listings \* 100; compared to levels from previous periods.

<sup>2</sup> Active listings at month end / monthly sales; compared to levels from previous periods.

<sup>3</sup> Sale price / list price \* 100; average for all homes sold in the current month.

<sup>4</sup> The year-to-date active listings figure is a monthly average of the number of homes on the market at the end of each month so far this year.

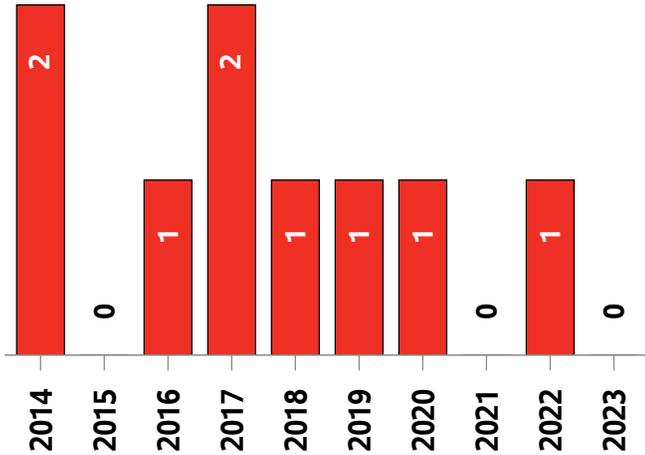
<sup>5</sup> Sum of sales from January to current month / sum of new listings from January to current month.

<sup>6</sup> The year-to-date months of inventory figure is calculated as average active listings from January to current month / average sales from January to current month.

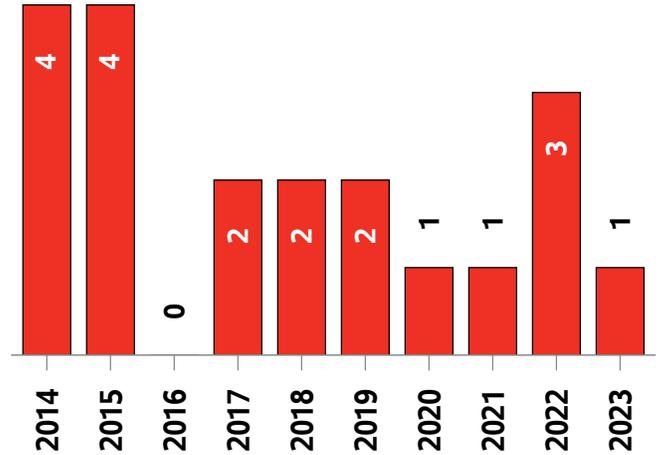
<sup>7</sup> Sale price / list price \* 100; average for all homes sold so far this year.

<sup>8</sup> Sales to new listings ratio, months of inventory, sale to list price ratio, and days on market shown as levels; all others calculated as percentage changes.

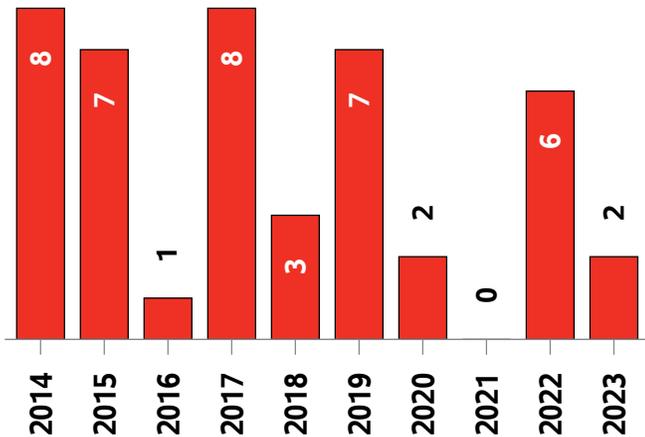
**Sales Activity (September only)**



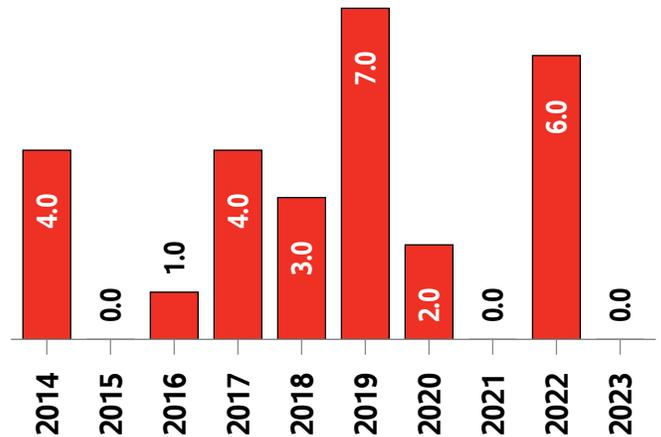
**New Listings (September only)**



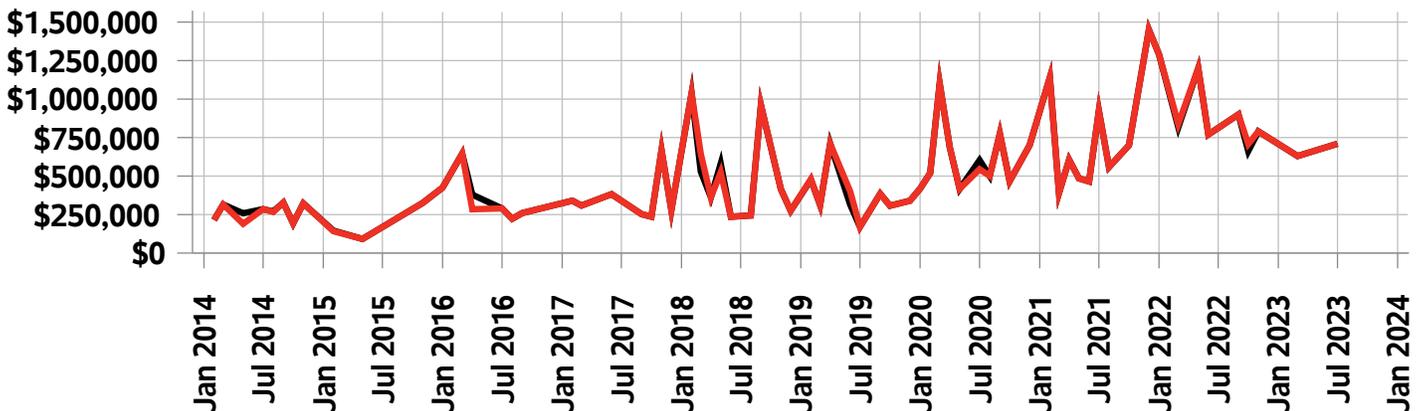
**Active Listings (September only)**



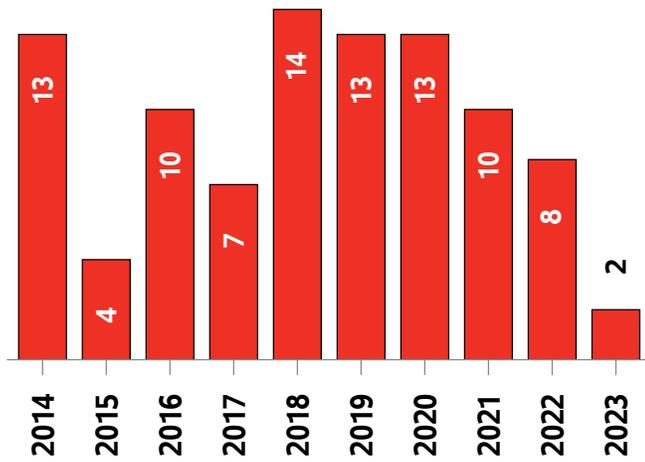
**Months of Inventory (September only)**



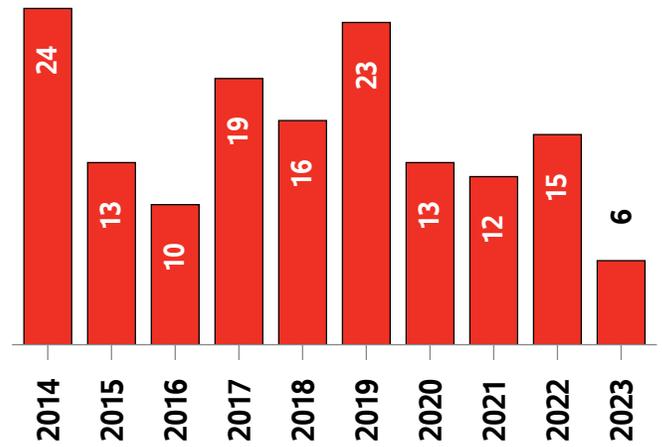
**Average Price and Median Price**



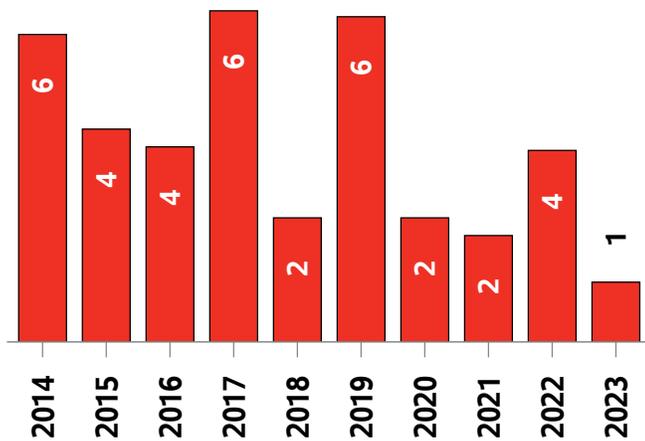
**Sales Activity (September Year-to-date)**



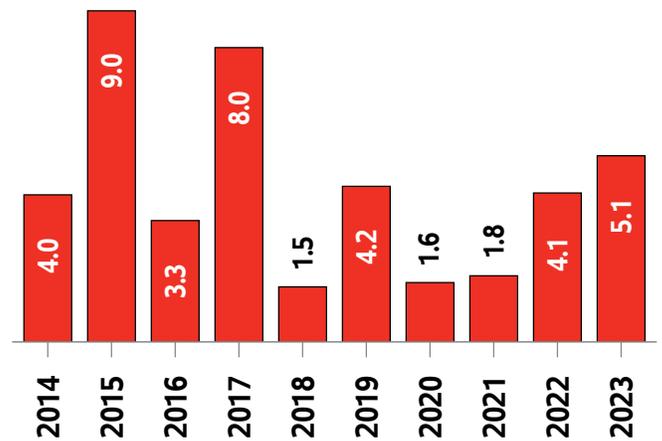
**New Listings (September Year-to-date)**



**Active Listings <sup>1</sup> (September Year-to-date)**



**Months of Inventory <sup>2</sup> (September Year-to-date)**



<sup>1</sup> The year-to-date active listings figure is a monthly average of the number of homes on the market at the end of each month so far this year.

<sup>2</sup> Average active listings January to the current month / average sales January to the current month.

Actual	September 2023	Compared to <sup>8</sup>					
		September 2022	September 2021	September 2020	September 2018	September 2016	September 2013
Sales Activity	17	6.3%	-22.7%	-34.6%	-15.0%	-19.0%	-5.6%
Dollar Volume	\$13,075,300	27.8%	6.6%	-7.1%	82.7%	104.4%	199.4%
New Listings	41	28.1%	46.4%	10.8%	13.9%	10.8%	51.9%
Active Listings	108	54.3%	227.3%	191.9%	56.5%	25.6%	-28.0%
Sales to New Listings Ratio <sup>1</sup>	41.5	50.0	78.6	70.3	55.6	56.8	66.7
Months of Inventory <sup>2</sup>	6.4	4.4	1.5	1.4	3.5	4.1	8.3
Average Price	\$769,135	20.3%	38.0%	42.1%	115.0%	152.5%	217.0%
Median Price	\$760,000	21.6%	41.4%	47.9%	114.1%	187.3%	205.0%
Sale to List Price Ratio <sup>3</sup>	97.4	93.5	98.2	100.7	96.2	99.0	94.9
Median Days on Market	41.0	65.5	24.5	9.5	22.0	35.0	46.0

Year-to-date	September 2023	Compared to <sup>8</sup>					
		September 2022	September 2021	September 2020	September 2018	September 2016	September 2013
Sales Activity	193	-3.5%	-24.9%	-5.4%	11.6%	-19.9%	39.9%
Dollar Volume	\$137,592,945	-4.2%	-13.7%	48.0%	119.5%	117.5%	312.3%
New Listings	442	20.8%	41.2%	52.4%	75.4%	30.0%	16.3%
Active Listings <sup>4</sup>	98	87.5%	221.8%	87.5%	76.6%	-10.1%	-35.7%
Sales to New Listings Ratio <sup>5</sup>	43.7	54.6	82.1	70.3	68.7	70.9	36.3
Months of Inventory <sup>6</sup>	4.6	2.4	1.1	2.3	2.9	4.1	10.0
Average Price	\$712,917	-0.8%	15.0%	56.4%	96.8%	171.6%	194.8%
Median Price	\$715,751	4.5%	17.9%	68.4%	118.5%	198.2%	228.3%
Sale to List Price Ratio <sup>7</sup>	97.3	105.1	106.2	100.2	98.3	96.4	95.6
Median Days on Market	33.0	13.0	9.0	16.5	17.0	48.0	52.5

<sup>1</sup> Sales / new listings \* 100; compared to levels from previous periods.

<sup>2</sup> Active listings at month end / monthly sales; compared to levels from previous periods.

<sup>3</sup> Sale price / list price \* 100; average for all homes sold in the current month.

<sup>4</sup> The year-to-date active listings figure is a monthly average of the number of homes on the market at the end of each month so far this year.

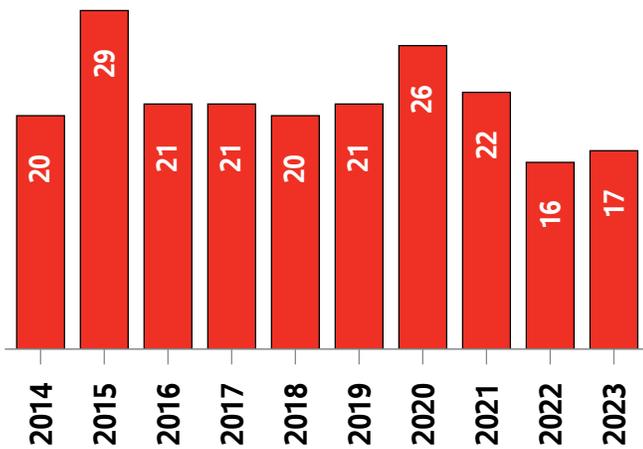
<sup>5</sup> Sum of sales from January to current month / sum of new listings from January to current month.

<sup>6</sup> The year-to-date months of inventory figure is calculated as average active listings from January to current month / average sales from January to current month.

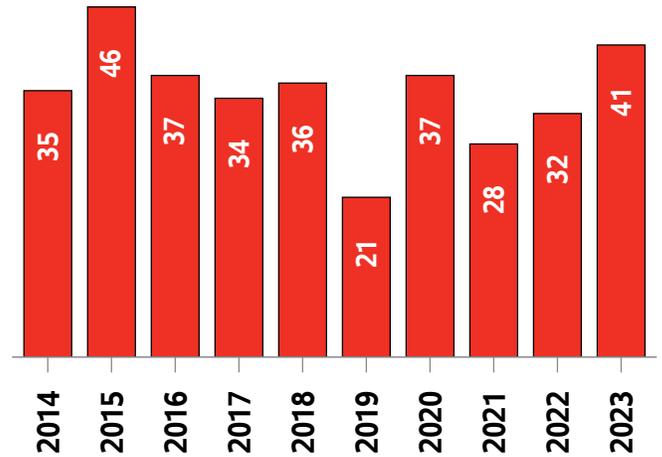
<sup>7</sup> Sale price / list price \* 100; average for all homes sold so far this year.

<sup>8</sup> Sales to new listings ratio, months of inventory, sale to list price ratio, and days on market shown as levels; all others calculated as percentage changes.

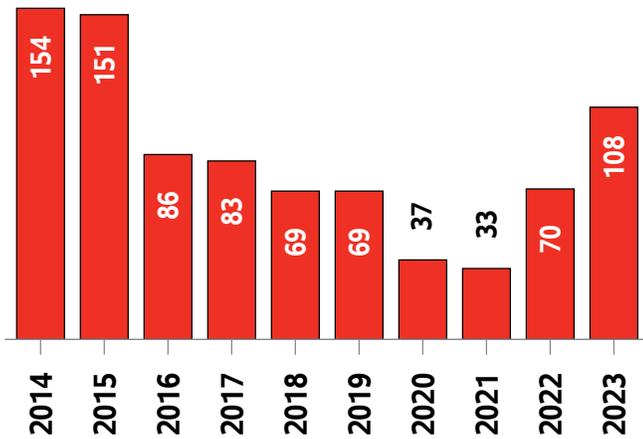
**Sales Activity (September only)**



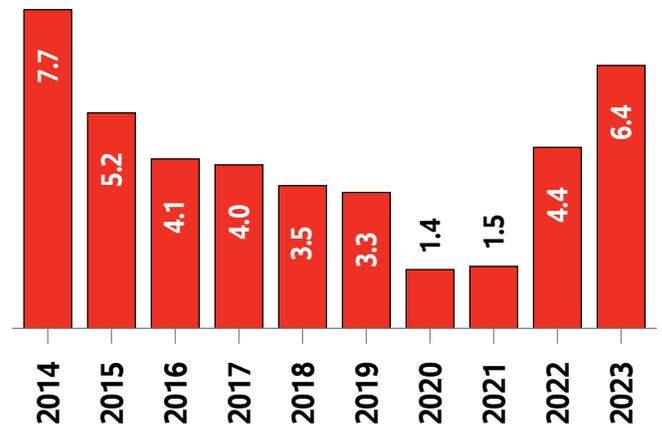
**New Listings (September only)**



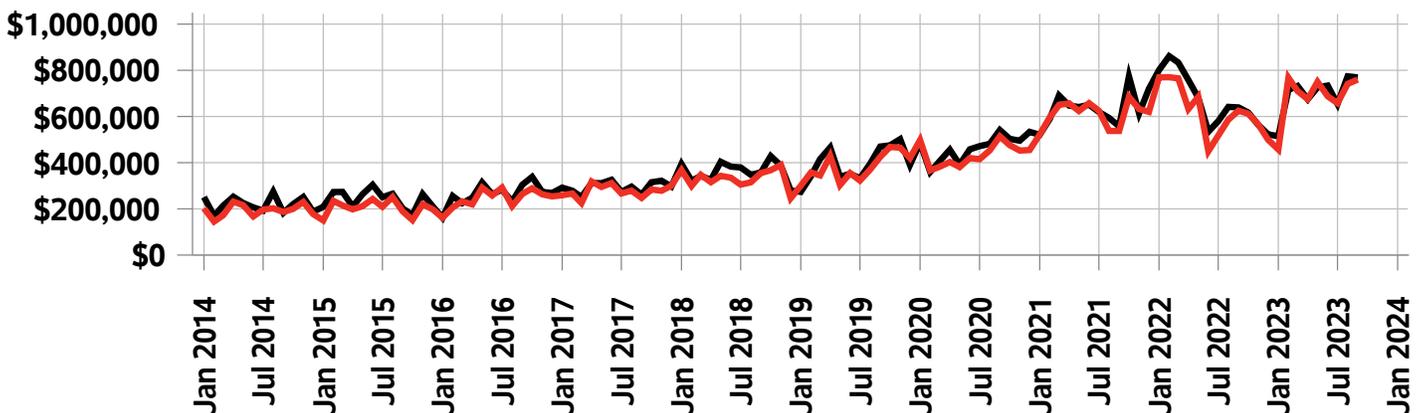
**Active Listings (September only)**



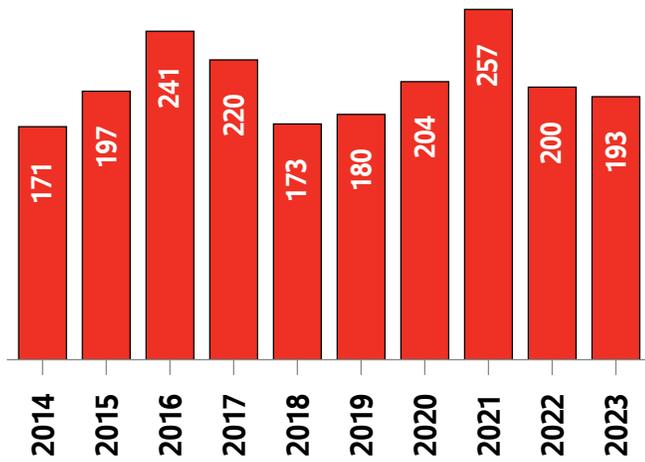
**Months of Inventory (September only)**



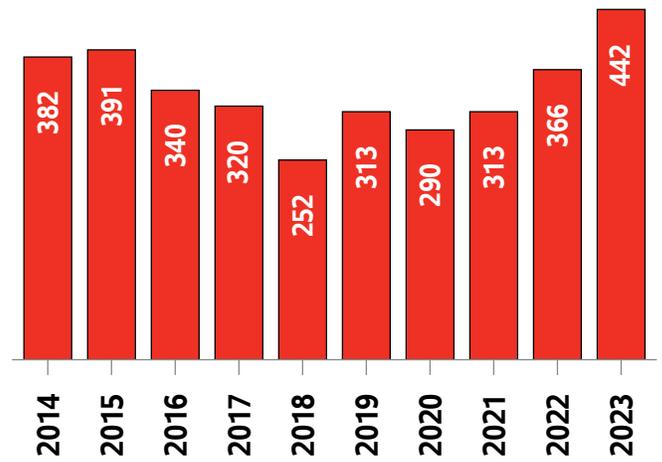
**Average Price and Median Price**



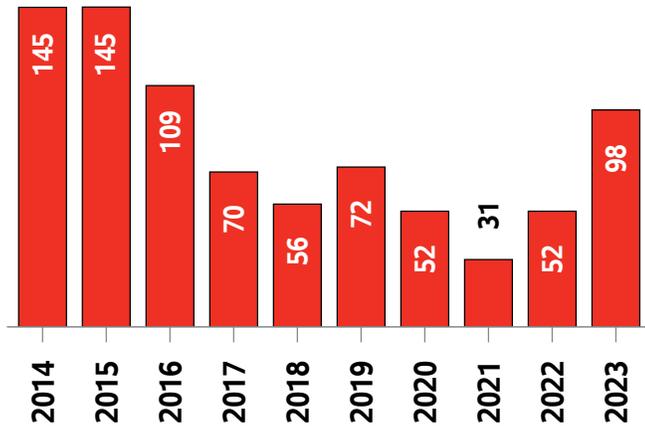
**Sales Activity (September Year-to-date)**



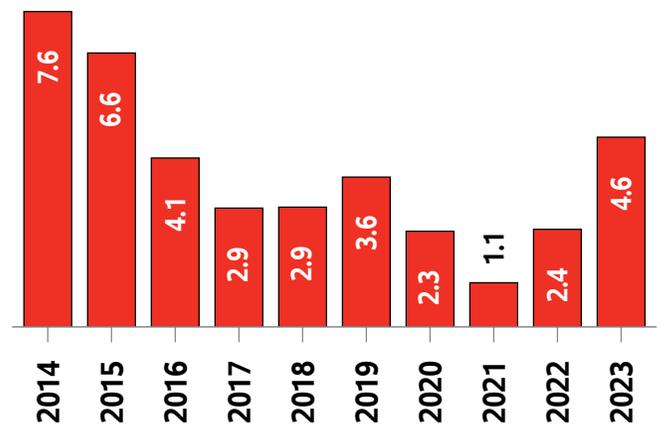
**New Listings (September Year-to-date)**



**Active Listings <sup>1</sup> (September Year-to-date)**



**Months of Inventory <sup>2</sup> (September Year-to-date)**



<sup>1</sup> The year-to-date active listings figure is a monthly average of the number of homes on the market at the end of each month so far this year.

<sup>2</sup> Average active listings January to the current month / average sales January to the current month.

Actual	September 2023	Compared to <sup>8</sup>					
		September 2022	September 2021	September 2020	September 2018	September 2016	September 2013
Sales Activity	12	-14.3%	-60.0%	-67.6%	-62.5%	-50.0%	-55.6%
Dollar Volume	\$10,547,000	-22.4%	-59.8%	-58.4%	-36.4%	9.4%	18.2%
New Listings	66	4.8%	53.5%	100.0%	32.0%	29.4%	8.2%
Active Listings	129	33.0%	207.1%	108.1%	104.8%	24.0%	-20.4%
Sales to New Listings Ratio <sup>1</sup>	18.2	22.2	69.8	112.1	64.0	47.1	44.3
Months of Inventory <sup>2</sup>	10.8	6.9	1.4	1.7	2.0	4.3	6.0
Average Price	\$878,917	-9.4%	0.4%	28.1%	69.6%	118.7%	166.0%
Median Price	\$825,000	-1.8%	3.8%	23.1%	68.9%	107.5%	184.5%
Sale to List Price Ratio <sup>3</sup>	95.4	96.3	108.3	103.1	101.8	98.4	97.0
Median Days on Market	16.5	23.0	7.0	11.0	14.5	16.5	42.0

Year-to-date	September 2023	Compared to <sup>8</sup>					
		September 2022	September 2021	September 2020	September 2018	September 2016	September 2013
Sales Activity	207	-7.2%	-30.3%	-6.3%	-16.5%	-15.2%	13.7%
Dollar Volume	\$186,552,533	-21.8%	-28.2%	31.2%	45.4%	98.4%	198.3%
New Listings	489	5.4%	24.1%	43.0%	38.9%	8.2%	-5.4%
Active Listings <sup>4</sup>	101	89.4%	185.2%	23.9%	50.2%	-14.3%	-36.2%
Sales to New Listings Ratio <sup>5</sup>	42.3	48.1	75.4	64.6	70.5	54.0	35.2
Months of Inventory <sup>6</sup>	4.4	2.1	1.1	3.3	2.4	4.3	7.8
Average Price	\$901,220	-15.8%	2.9%	40.1%	74.1%	133.9%	162.3%
Median Price	\$845,000	-11.2%	2.4%	39.0%	76.0%	145.3%	151.5%
Sale to List Price Ratio <sup>7</sup>	97.9	106.9	110.5	101.7	100.8	98.6	97.2
Median Days on Market	23.0	8.0	7.0	12.0	14.0	28.0	45.5

<sup>1</sup> Sales / new listings \* 100; compared to levels from previous periods.

<sup>2</sup> Active listings at month end / monthly sales; compared to levels from previous periods.

<sup>3</sup> Sale price / list price \* 100; average for all homes sold in the current month.

<sup>4</sup> The year-to-date active listings figure is a monthly average of the number of homes on the market at the end of each month so far this year.

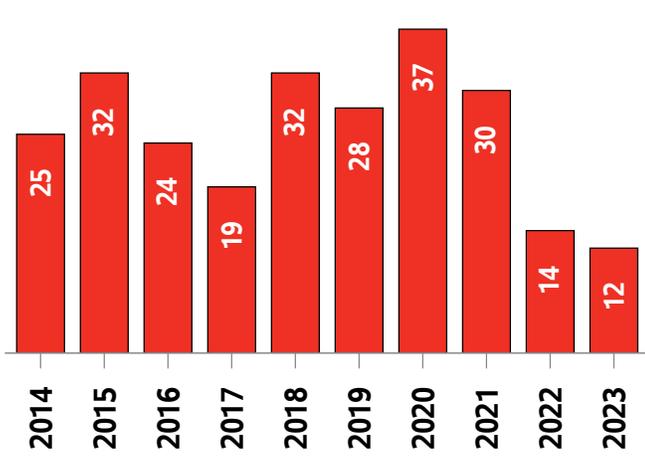
<sup>5</sup> Sum of sales from January to current month / sum of new listings from January to current month.

<sup>6</sup> The year-to-date months of inventory figure is calculated as average active listings from January to current month / average sales from January to current month.

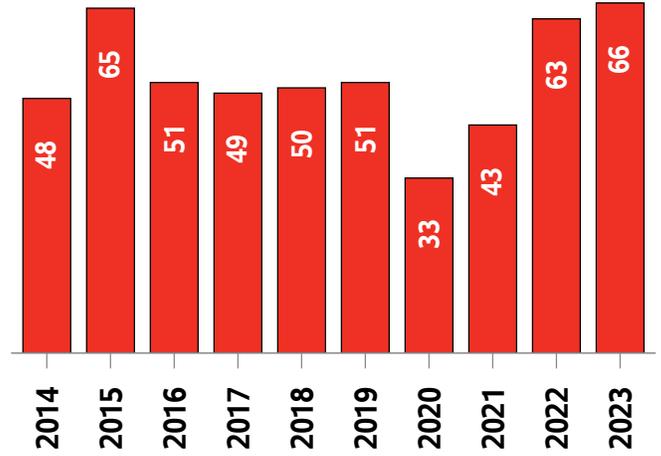
<sup>7</sup> Sale price / list price \* 100; average for all homes sold so far this year.

<sup>8</sup> Sales to new listings ratio, months of inventory, sale to list price ratio, and days on market shown as levels; all others calculated as percentage changes.

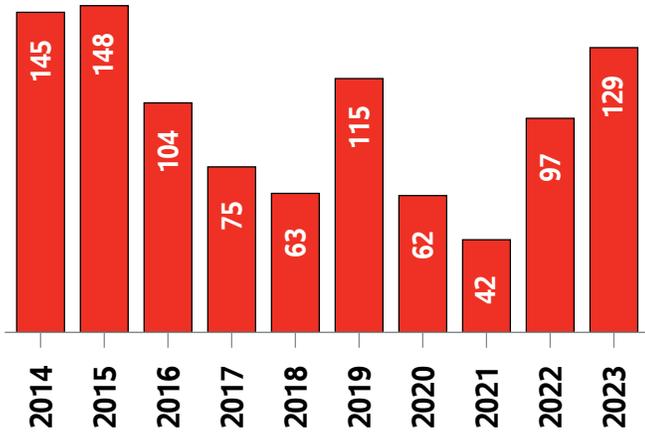
**Sales Activity (September only)**



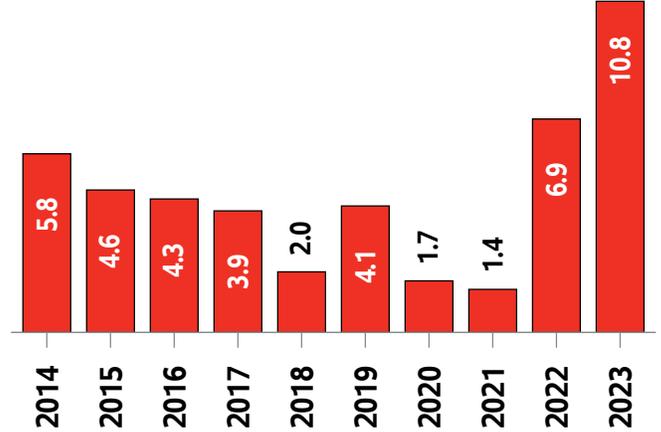
**New Listings (September only)**



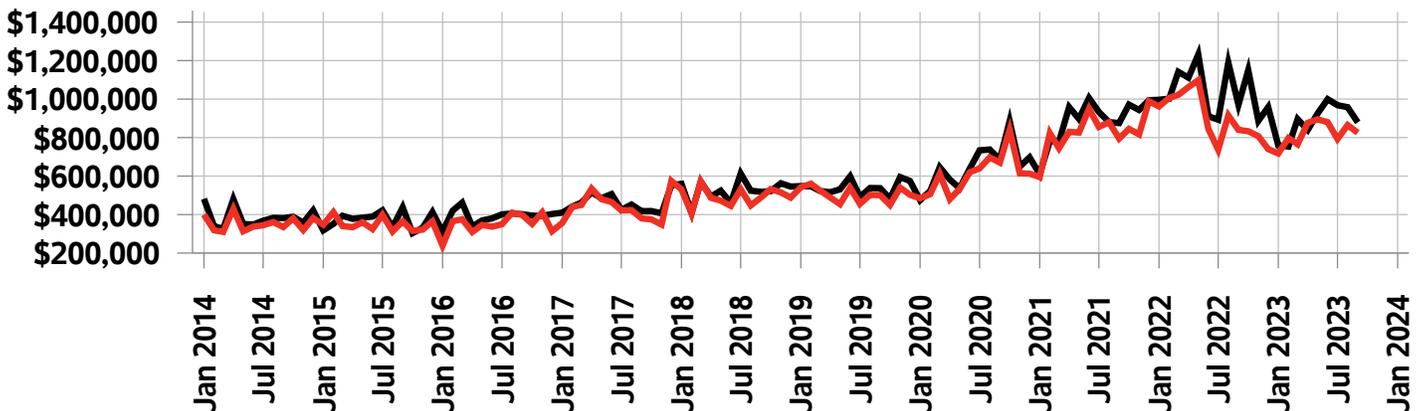
**Active Listings (September only)**



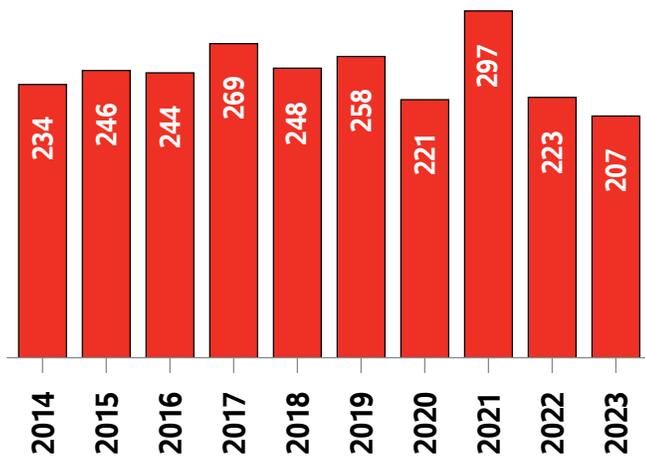
**Months of Inventory (September only)**



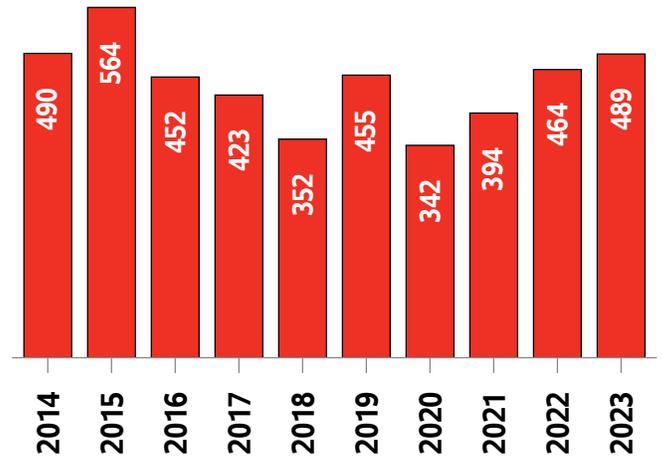
**Average Price and Median Price**



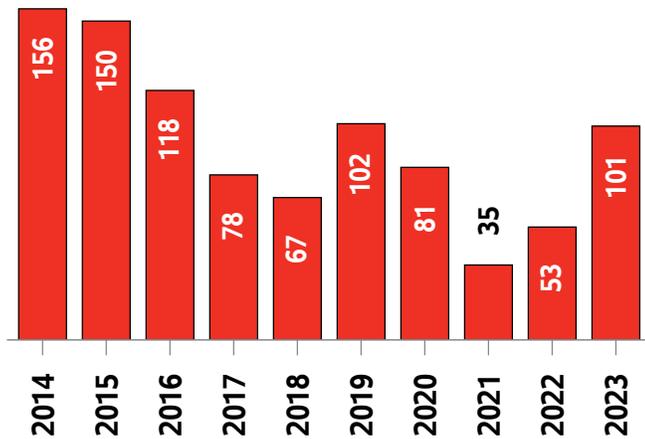
**Sales Activity (September Year-to-date)**



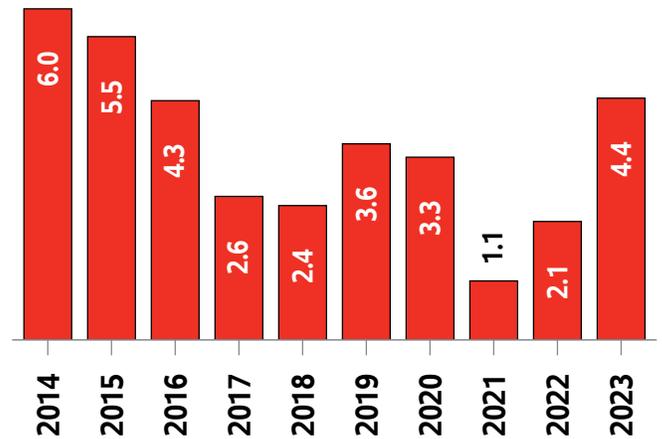
**New Listings (September Year-to-date)**



**Active Listings <sup>1</sup> (September Year-to-date)**



**Months of Inventory <sup>2</sup> (September Year-to-date)**



<sup>1</sup> The year-to-date active listings figure is a monthly average of the number of homes on the market at the end of each month so far this year.

<sup>2</sup> Average active listings January to the current month / average sales January to the current month.

Actual	September 2023	Compared to <sup>8</sup>					
		September 2022	September 2021	September 2020	September 2018	September 2016	September 2013
Sales Activity	29	38.1%	-19.4%	-35.6%	0.0%	-29.3%	0.0%
Dollar Volume	\$21,450,800	42.4%	1.3%	-5.7%	84.1%	106.7%	249.4%
New Listings	75	29.3%	74.4%	63.0%	44.2%	50.0%	56.3%
Active Listings	121	15.2%	218.4%	83.3%	27.4%	44.0%	-30.1%
Sales to New Listings Ratio <sup>1</sup>	38.7	36.2	83.7	97.8	55.8	82.0	60.4
Months of Inventory <sup>2</sup>	4.2	5.0	1.1	1.5	3.3	2.0	6.0
Average Price	\$739,683	3.1%	25.7%	46.4%	84.1%	192.2%	249.4%
Median Price	\$605,500	-11.0%	0.2%	23.2%	55.3%	150.3%	181.6%
Sale to List Price Ratio <sup>3</sup>	96.6	95.8	109.1	105.2	101.8	96.2	96.5
Median Days on Market	28.0	27.0	7.0	7.0	11.0	33.0	47.0

Year-to-date	September 2023	Compared to <sup>8</sup>					
		September 2022	September 2021	September 2020	September 2018	September 2016	September 2013
Sales Activity	258	-8.2%	-29.5%	-27.1%	-9.5%	-18.1%	17.8%
Dollar Volume	\$175,416,148	-16.7%	-22.5%	5.3%	76.5%	112.5%	256.8%
New Listings	512	-6.7%	19.3%	10.6%	23.4%	12.8%	3.6%
Active Listings <sup>4</sup>	88	11.1%	173.0%	-5.7%	19.5%	-19.9%	-39.4%
Sales to New Listings Ratio <sup>5</sup>	50.4	51.2	85.3	76.5	68.7	69.4	44.3
Months of Inventory <sup>6</sup>	3.1	2.5	0.8	2.4	2.3	3.1	5.9
Average Price	\$679,908	-9.3%	9.9%	44.5%	95.0%	159.4%	202.9%
Median Price	\$636,500	-9.2%	6.1%	41.8%	95.2%	154.6%	192.6%
Sale to List Price Ratio <sup>7</sup>	97.6	108.8	112.4	101.8	100.4	97.1	96.6
Median Days on Market	21.5	8.0	7.0	12.0	12.0	28.0	38.0

<sup>1</sup> Sales / new listings \* 100; compared to levels from previous periods.

<sup>2</sup> Active listings at month end / monthly sales; compared to levels from previous periods.

<sup>3</sup> Sale price / list price \* 100; average for all homes sold in the current month.

<sup>4</sup> The year-to-date active listings figure is a monthly average of the number of homes on the market at the end of each month so far this year.

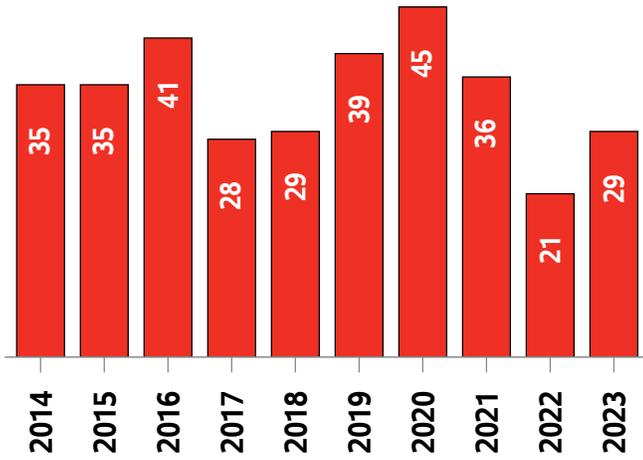
<sup>5</sup> Sum of sales from January to current month / sum of new listings from January to current month.

<sup>6</sup> The year-to-date months of inventory figure is calculated as average active listings from January to current month / average sales from January to current month.

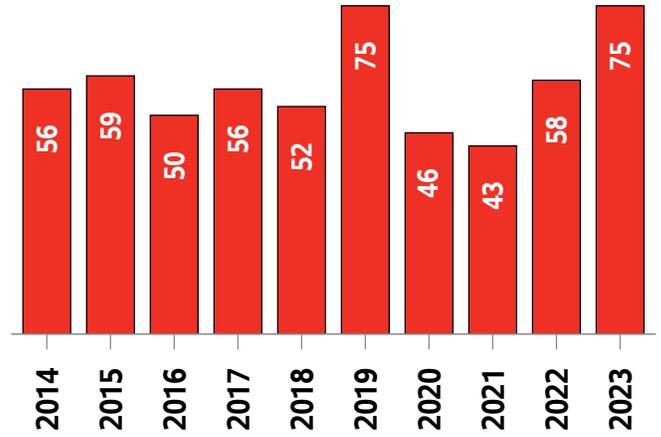
<sup>7</sup> Sale price / list price \* 100; average for all homes sold so far this year.

<sup>8</sup> Sales to new listings ratio, months of inventory, sale to list price ratio, and days on market shown as levels; all others calculated as percentage changes.

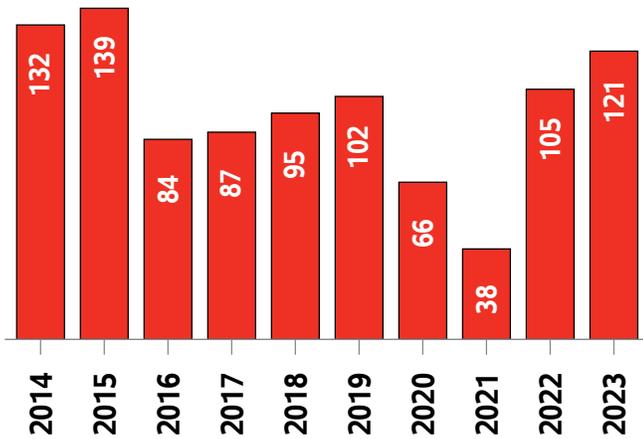
**Sales Activity (September only)**



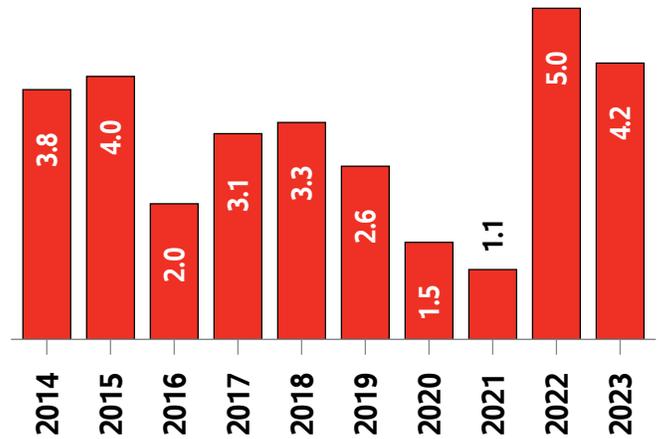
**New Listings (September only)**



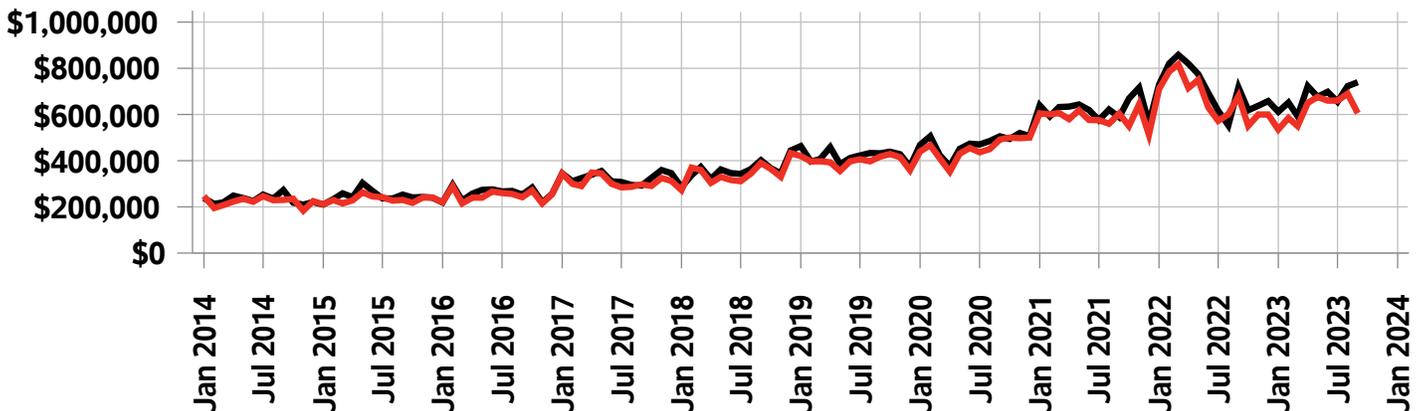
**Active Listings (September only)**



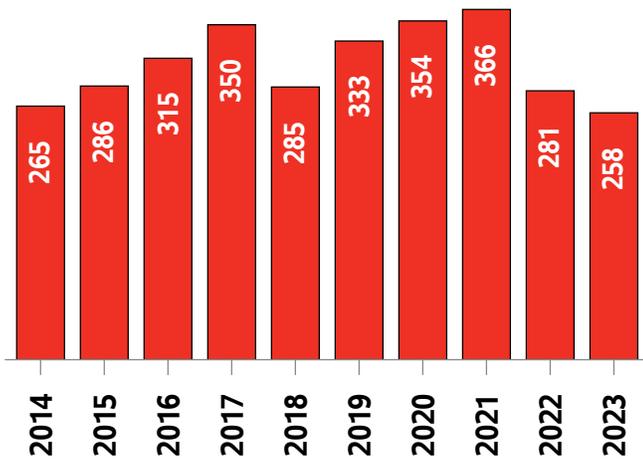
**Months of Inventory (September only)**



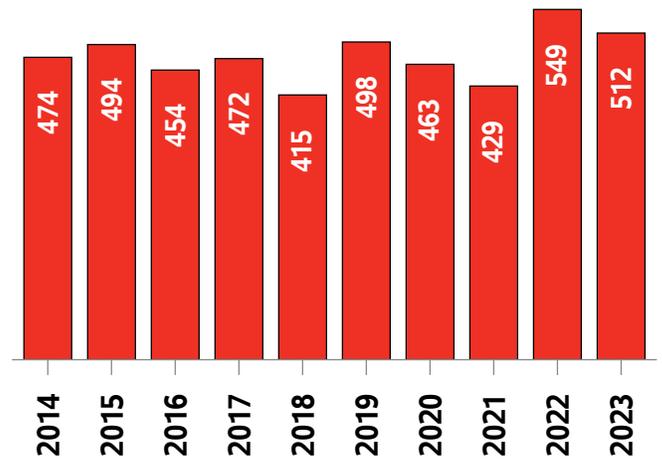
**Average Price and Median Price**



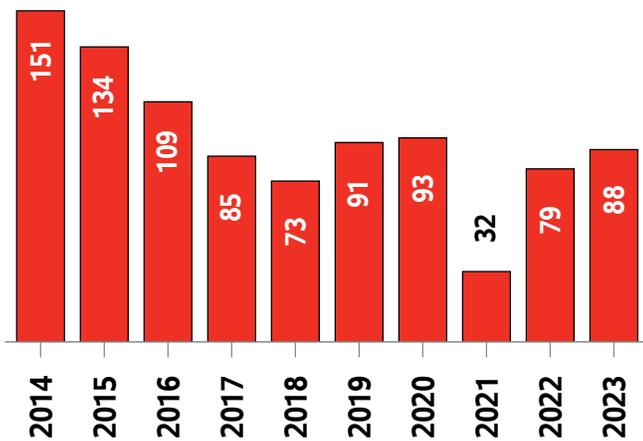
**Sales Activity (September Year-to-date)**



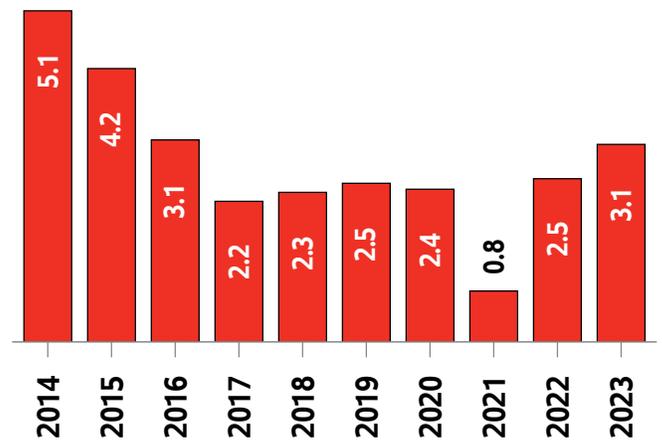
**New Listings (September Year-to-date)**



**Active Listings <sup>1</sup> (September Year-to-date)**



**Months of Inventory <sup>2</sup> (September Year-to-date)**



<sup>1</sup> The year-to-date active listings figure is a monthly average of the number of homes on the market at the end of each month so far this year.

<sup>2</sup> Average active listings January to the current month / average sales January to the current month.

Actual	September 2023	Compared to <sup>8</sup>					
		September 2022	September 2021	September 2020	September 2018	September 2016	September 2013
Sales Activity	51	13.3%	-32.0%	-23.9%	-26.1%	-3.8%	-5.6%
Dollar Volume	\$27,427,376	12.1%	-30.6%	-5.0%	22.2%	140.6%	161.4%
New Listings	106	17.8%	26.2%	43.2%	60.6%	21.8%	21.8%
Active Listings	160	15.9%	344.4%	384.8%	125.4%	8.1%	-31.9%
Sales to New Listings Ratio <sup>1</sup>	48.1	50.0	89.3	90.5	104.5	60.9	62.1
Months of Inventory <sup>2</sup>	3.1	3.1	0.5	0.5	1.0	2.8	4.4
Average Price	\$537,792	-1.1%	2.1%	24.8%	65.3%	150.0%	176.8%
Median Price	\$530,000	1.0%	1.6%	26.2%	60.1%	170.1%	177.5%
Sale to List Price Ratio <sup>3</sup>	98.0	97.7	109.9	104.3	101.0	97.9	96.6
Median Days on Market	24.0	21.0	7.0	8.0	14.0	32.0	43.0

Year-to-date	September 2023	Compared to <sup>8</sup>					
		September 2022	September 2021	September 2020	September 2018	September 2016	September 2013
Sales Activity	514	-13.0%	-26.0%	-12.4%	-17.8%	-16.3%	-0.6%
Dollar Volume	\$295,897,189	-23.2%	-21.0%	26.6%	59.1%	113.0%	190.2%
New Listings	817	-14.2%	3.4%	22.7%	14.3%	5.1%	-2.5%
Active Listings <sup>4</sup>	111	27.5%	215.1%	99.2%	64.0%	-18.6%	-49.5%
Sales to New Listings Ratio <sup>5</sup>	62.9	62.1	88.0	88.1	87.4	79.0	61.7
Months of Inventory <sup>6</sup>	1.9	1.3	0.5	0.9	1.0	2.0	3.8
Average Price	\$575,675	-11.7%	6.8%	44.5%	93.5%	154.4%	191.9%
Median Price	\$565,000	-10.6%	7.6%	46.7%	94.9%	156.9%	202.1%
Sale to List Price Ratio <sup>7</sup>	99.2	109.9	111.0	102.6	101.5	98.1	97.2
Median Days on Market	16.5	7.0	6.0	8.0	10.0	24.0	38.0

<sup>1</sup> Sales / new listings \* 100; compared to levels from previous periods.

<sup>2</sup> Active listings at month end / monthly sales; compared to levels from previous periods.

<sup>3</sup> Sale price / list price \* 100; average for all homes sold in the current month.

<sup>4</sup> The year-to-date active listings figure is a monthly average of the number of homes on the market at the end of each month so far this year.

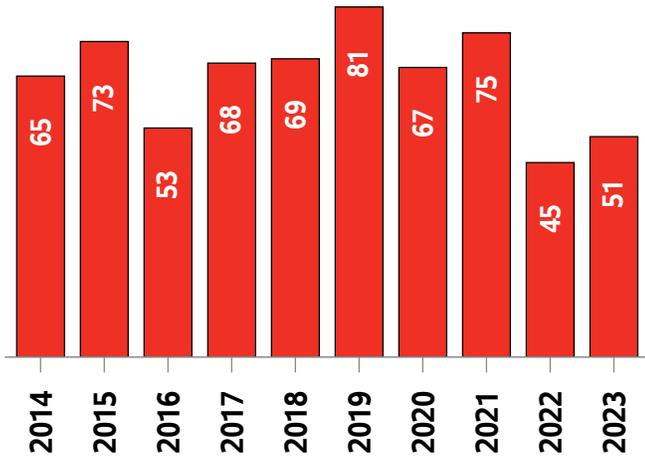
<sup>5</sup> Sum of sales from January to current month / sum of new listings from January to current month.

<sup>6</sup> The year-to-date months of inventory figure is calculated as average active listings from January to current month / average sales from January to current month.

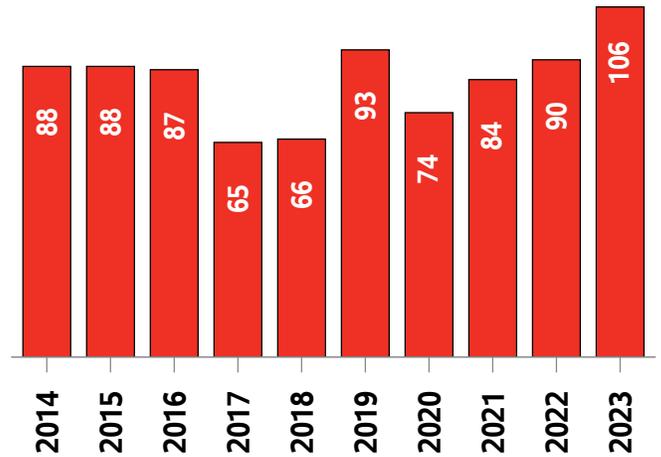
<sup>7</sup> Sale price / list price \* 100; average for all homes sold so far this year.

<sup>8</sup> Sales to new listings ratio, months of inventory, sale to list price ratio, and days on market shown as levels; all others calculated as percentage changes.

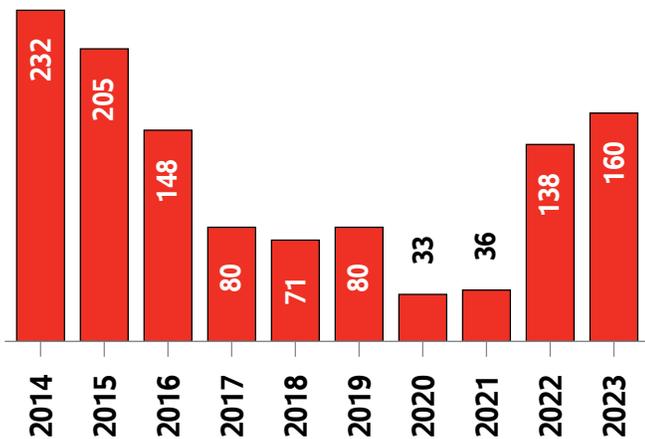
**Sales Activity (September only)**



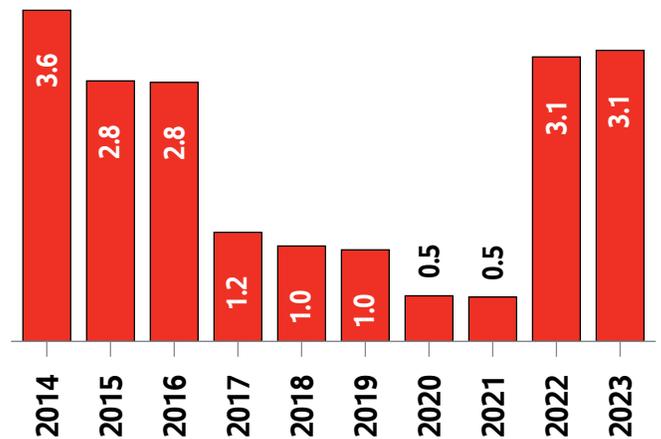
**New Listings (September only)**



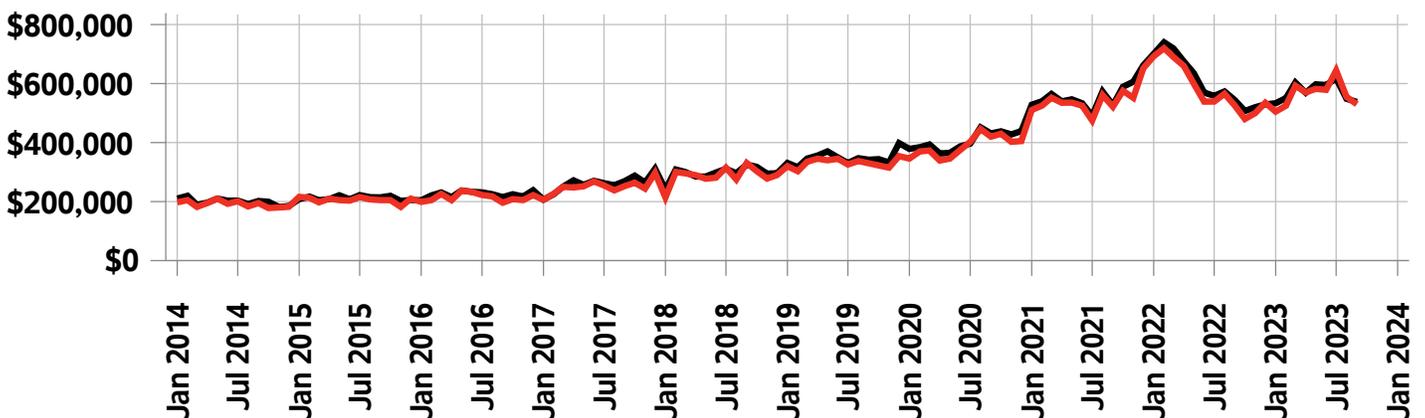
**Active Listings (September only)**



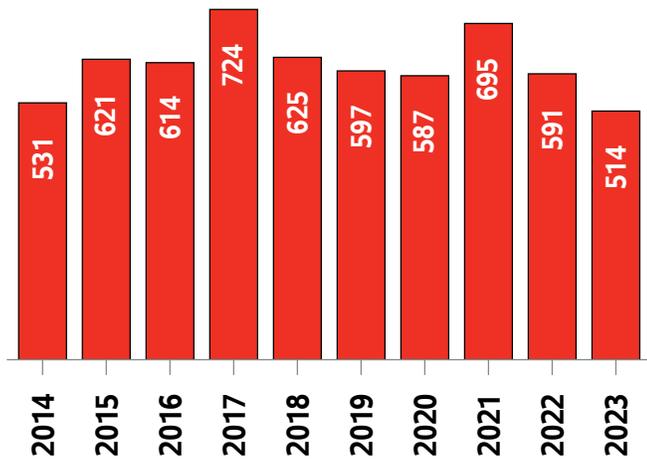
**Months of Inventory (September only)**



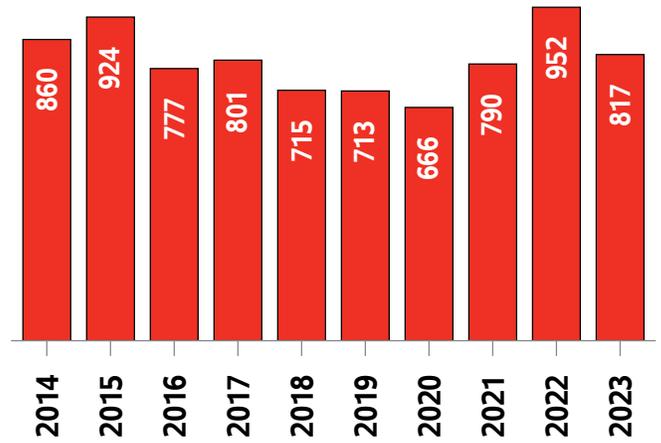
**Average Price and Median Price**



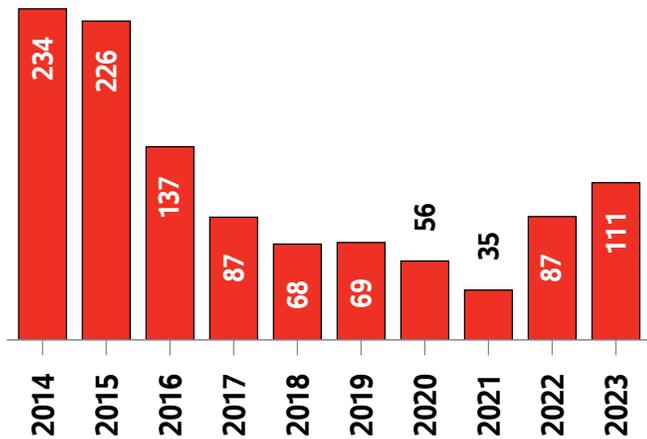
**Sales Activity (September Year-to-date)**



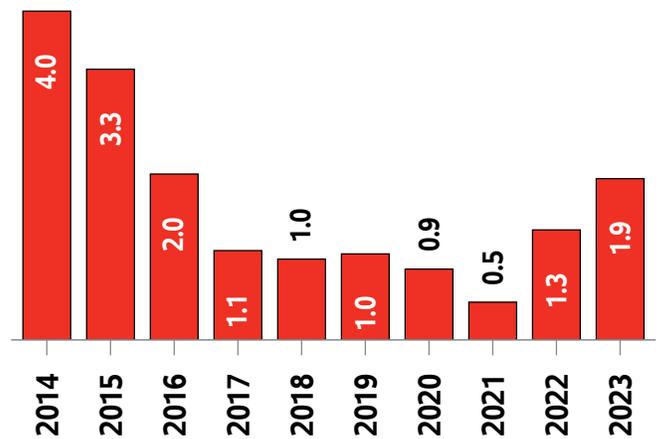
**New Listings (September Year-to-date)**



**Active Listings <sup>1</sup> (September Year-to-date)**



**Months of Inventory <sup>2</sup> (September Year-to-date)**



<sup>1</sup> The year-to-date active listings figure is a monthly average of the number of homes on the market at the end of each month so far this year.

<sup>2</sup> Average active listings January to the current month / average sales January to the current month.