For Media Inquiries: 443-8150 For All Other Inquiries: 443-8152 October, 1999

### **Prices Up in October**

TORONTO - Monday, November 1, 1999 — In October, sales of single-family dwellings through the TREB MLS system declined a marginal 1 per cent, to 4,767 from the 4,818 recorded in September. Prices, on the other hand, rose slightly, up a single percentage point to \$230,864 from the \$228,431 recorded in the previous month.

"We will probably see a gradual slowing in the market over the next several weeks as we approach the holiday season," TREB President Bill Palander commented. "Even so, sales are up 7 per cent from 1998, which should make this year our best ever."

The President went on to say that the Board's total inventory of listings stood at 16,215, down 6 per cent from September's 17,280, and down 16 per cent from the 19,440 recorded in October of last year. "Historically, this figure is quite low, and indicates a shortage on the supply-side" Palander noted. "This means that the next few months will be difficult for would-be purchasers, who may find their buying options limited. It's good news for anyone thinking of

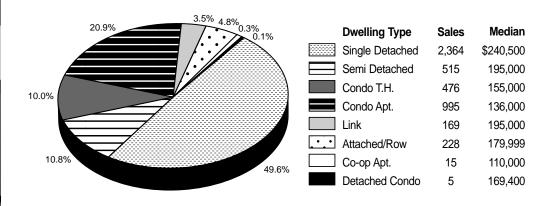
selling their home, though, as it means prices will more likely be going up than down."

Breaking down the total 1,826 sales were reported in TREB's 28 West districts and averaged \$210,404; 740 sales were reported in the 14 Central districts and averaged \$343,377; 846 sales were reported in the 23 North districts and averaged \$249,902; and 1,355 sales were reported in TREB's 21 East districts and averaged \$185,105.

## Neighbourhood Corner Brampton

With 376 existing home sales in October, Brampton (W-23 & W-24) retained its status as the most active GTA sub-market. The average price of detached homes in the area rose to \$218,284, an increase of 2 per cent from the \$214,287 recorded in October of '98. The average price of condo townhouses also rose, to \$140,944 from last year's \$137,022, an increase of about 3 per cent.

### Single-Family Residential Breakdown



#### **Housing Market Indicators**

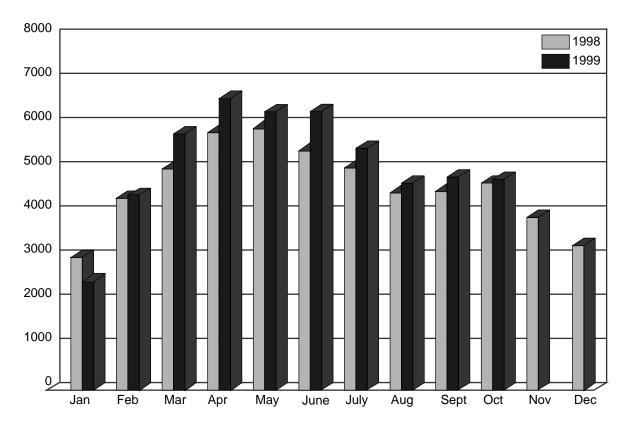
	October 1998	October 1999	% Change
Sales*	4,688	4,767	(+2%)
Sales (P.O.T.)	993	1,078	(+8%)
New Listings*	7,257	6,319	(-13%)
Active Listings**	19,440	16,215	(-16%)

<sup>\*</sup> Single-Family Dwellings Only

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<sup>\*\*</sup> Properties All Types including Single-Family Dwellings.

### **Single-Family Dwelling Sales Comparison**



Price Category Breakdown — October

Pric	Price Range		<u>Tota</u>	I S.F.D.	Co	ndo Apt.	Cor	ndo T.H.
Up	to	\$90,000	142	(3.0)	81	(8.2)	37	(7.8)
90,001	to	110,000	217	(4.6)	150	(15.1)	28	(5.9)
110,001	to	120,000	148	(3.1)	95	(9.6)	9	(1.9)
120,001	to	130,000	227	(4.8)	114	(11.5)	44	(9.2)
130,001	to	140,000	222	(4.7)	88	(8.9)	54	(11.3)
140,001	to	150,000	219	(4.6)	67	(6.7)	47	(9.9)
150,001	to	160,000	244	(5.1)	73	(7.3)	53	(11.1)
160,001	to	170,000	274	(5.7)	63	(6.3)	51	(10.7)
170,001	to	180,000	266	(5.6)	54	(5.4)	39	(8.2)
180,001	to	190,000	271	(5.7)	30	(3.0)	35	(7.4)
190,001	to	200,000	221	(4.6)	19	(1.9)	19	(4.0)
200,001	to	225,000	558	(11.7)	52	(5.2)	30	(6.3)
225,001	to	250,000	442	(9.3)	37	(3.7)	5	(1.1)
250,001	to	300,000	548	(11.5)	37	(3.7)	16	(3.4)
300,001	to	400,000	421	(8.8)	13	(1.3)	5	(1.0)
400,001	to	500,000	148	(3.1)	10	(1.0)	3	(0.6)
500,001	to	750,000	138	(2.9)	9	(0.9)	1	(0.2)
750,000	to	1,000,000	34	(0.7)	3	(0.3)	_	(—)
1,000,001	to	1,500,000	21	(0.4)	_	(—)	_	(—)
Over		1,500,000	6	(0.1)	_	(—)	_	(—)
TOTAL			4,767	100.0	995*	100.0	476**	100.0

<sup>\* 995</sup> condominium apartments sold for \$155,724,048, averaging \$156,506

<sup>\*\* 476</sup> condominium townhouses sold for \$76,023,980, averaging \$159,714.

### Single-Family Residential October 1999

Company				OCIOD	ei 1333		
E-1 158 79 57 \$12,983,425 \$227,779 \$199,500 E-2 129 73 52 14,739,300 283,448 234,500 E-4 112 53 65 10,586,849 162,875 177,000 E-5 276 149 110 21,402,385 194,567 182,000 E-6 121 72 41 8,162,300 199,080 185,000 E-6 121 72 41 8,162,300 199,080 185,000 E-7 160 76 94 17,355,730 184,635 176,500 E-8 178 92 66 12,485,900 189,180 169,500 E-10 136 74 38 8,889,980 233,947 224,000 E-110 136 74 38 8,889,980 233,947 224,000 E-12 50 23 18 3,664,400 203,856 188,000 E-13 293 173 88 176,003,600 203,856 188,000 E-14 28 13 293 173 88 17,603,600 203,856 188,000 E-15 146 128 100 93 17,738,800 189,138 186,000 E-17 224 127 76 12,081,000 189,981 188,000 E-18 18 18 24 127 76 12,081,000 189,981 188,000 E-19 19 19 10 10 2,005,900 200,050 184,000 E-19 19 19 10 10 2,005,900 200,050 180,485 177,000 E-20 48 28 13 2,475,000 189,981 17,7250  Total 3,552 1,879 1,355 \$250,817,321 \$185,105 \$175,000  West  W-1 108 68 46 \$11,132,011 \$242,000 \$252,005 E-20 18 29 19,500 19,500 190,385 177,000 E-21 78 29 10,500 190,385 177,000 E-20 18 29 19 10 49 11,294,200 230,494 211,000 E-21 78 50 32 5,981,400 186,919 177,250  Total 3,552 1,879 1,355 \$250,817,321 \$185,105 \$175,000  W-3 181 94 51 89 72 11,887,200 165,100 126,500 W-4 147 74 60 10,206,700 170,112 164,500 W-5 195 89 72 11,887,000 186,919 177,250 W-6 209 120 56 11,346,000 20,273 285,000 W-7 118 69 30 9,062,200 302,273 285,000 W-9 114 53 47 8,664,900 184,360 186,000 W-7 118 69 30 9,062,200 302,273 285,000 W-9 114 53 47 8,664,900 184,360 186,000 W-7 118 69 30 9,062,200 302,273 285,000 W-9 114 53 47 8,664,900 184,360 186,000 W-10 257 140 90 14,116,758 156,853 135,000 W-10 10 257 140 90 14,116,758 156,853 135,000 W-10 257 140 90 14,116,758 156,853 135,000 W-10 170,112 164,500 W-10 18,114 18,1	<u>Area</u>	<u>Listed</u>	Re-runs	<u>Sales</u>	<b>Dollar Volume</b>	Av. Price	Med. Price
E-2	<u>East</u>						
E-2	E-1	158	79	57	\$12.983.425	\$227,779	\$199.500
E-3							
E-4							
E-6	E-4			65			
E-7			149	110	21,402,385	194,567	
E-8							
E-9 162 90 60 10,724,900 178,748 188,000 E-10 136 74 38 8,889,880 233,947 224,000 E-11 208 105 65 10,207,728 157,042 164,500 E-12 50 23 18 3,669,400 203,856 188,000 E-13 293 173 88 17,603,600 200,041 195,950 E-14 243 130 99 17,833,800 180,139 175,000 E-15 185 90 93 17,766,500 180,139 175,000 E-16 443 218 157 20,788,661 132,418 122,000 E-17 224 127 76 12,081,000 158,861 134,418 122,000 E-18 13 6 2 518,000 259,000 259,000 E-19 19 10 10 2,005,900 200,590 180,450 E-20 48 28 13 2,475,000 190,385 177,000 E-21 78 50 32 5,981,400 186,919 177,250  West  W-1 108 68 46 \$11,132,011 \$242,000 \$225,055 W-2 166 100 49 11,294,200 230,494 211,000 W-3 181 94 51 8,703,500 170,157 165,000 W-4 147 74 60 10,206,700 170,157 165,000 W-5 195 89 72 11,887,200 165,100 126,500 W-6 209 120 56 11,348,000 20,2643 191,000 W-7 118 69 30 9,088,200 302,273 285,000 W-8 248 138 65 21,688,850 333,367 262,000 W-9 114 53 47 8,664,900 184,580 188,000 W-10 257 140 90 14,116,758 156,853 135,000 W-10 257 140 90 14,116,758 156,853 135,000 W-10 10 10 10 10 10 10 10 10 10 10 10 10 1							
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E-20							
Total         3,552         1,879         1,355         \$250,817,321         \$185,105         \$175,000           West           W-1         108         68         46         \$11,132,011         \$242,000         \$225,055           W-2         166         100         49         11,294,200         230,494         211,000           W-3         181         94         51         8,703,500         170,657         165,000           W-4         147         74         60         10,206,700         170,112         164,500           W-5         195         89         72         11,887,200         165,100         126,500           W-6         209         120         56         11,348,000         202,643         191,000           W-7         118         69         30         9,068,200         302,273         285,000           W-8         248         138         65         21,668,850         333,367         262,000           W-9         114         53         47         8,664,900         184,360         188,000           W-10         257         140         90         14,116,758         156,853         135,000					2,475,000	190,385	177,000
West         W-1         108         68         46         \$11,132,011         \$242,000         \$225,055           W-2         166         100         49         11,294,200         230,494         211,000           W-3         181         94         51         8,703,500         170,657         165,000           W-4         147         74         60         10,206,700         170,112         164,500           W-5         195         89         72         11,887,200         165,100         126,500           W-6         209         120         56         11,348,000         202,643         191,000           W-7         118         69         30         9,068,200         302,273         285,000           W-8         248         138         65         21,668,850         333,367         262,000           W-9         114         53         47         8,664,900         184,360         188,000           W-10         257         140         90         14,116,758         156,853         135,000           W-12         200         110         86         19,507,075         226,826         215,000           W-13         202	E-21	78	50	32	5,981,400	186,919	177,250
W-1         108         68         46         \$11,132,011         \$242,000         \$225,055           W-2         166         100         49         11,294,200         230,494         211,000           W-3         181         94         51         8,703,500         170,657         165,000           W-4         147         74         60         10,206,700         170,112         164,500           W-5         195         89         72         11,887,200         165,100         126,500           W-6         209         120         56         11,348,000         202,643         191,000           W-7         118         69         30         9,068,200         302,273         285,000           W-8         248         138         65         21,668,850         333,367         262,000           W-9         114         53         47         8,664,900         184,360         188,000           W-12         200         110         86         19,507,075         226,826         215,000           W-13         202         120         73         20,194,500         276,637         195,000           W-14         150         93 </th <th>Total</th> <th>3,552</th> <th>1,879</th> <th>1,355</th> <th>\$250,817,321</th> <th>\$185,105</th> <th>\$175,000</th>	Total	3,552	1,879	1,355	\$250,817,321	\$185,105	\$175,000
W-2         166         100         49         11,294,200         230,494         211,000           W-3         181         94         51         8,703,500         170,657         165,000           W-4         147         74         60         10,206,700         170,112         164,500           W-5         195         89         72         11,887,200         165,100         126,500           W-6         209         120         56         11,348,000         202,643         191,000           W-7         118         69         30         9,068,200         302,273         285,000           W-8         248         138         65         21,668,850         333,367         262,000           W-9         114         53         47         8,664,900         184,360         188,000           W-10         257         140         90         14,116,758         156,853         135,000           W-12         200         110         86         19,507,075         226,826         215,000           W-13         202         120         73         20,194,500         276,637         195,000           W-14         150         93 <th><u>West</u></th> <th></th> <th></th> <th></th> <th></th> <th></th> <th></th>	<u>West</u>						
W-2         166         100         49         11,294,200         230,494         211,000           W-3         181         94         51         8,703,500         170,657         165,000           W-4         147         74         60         10,206,700         170,112         164,500           W-5         195         89         72         11,887,200         165,100         126,500           W-6         209         120         56         11,348,000         202,643         191,000           W-7         118         69         30         9,068,200         302,273         285,000           W-8         248         138         65         21,668,850         333,367         262,000           W-9         114         53         47         8,664,900         184,360         188,000           W-10         257         140         90         14,116,758         156,853         135,000           W-12         200         110         86         19,507,075         226,826         215,000           W-13         202         120         73         20,194,500         276,637         195,000           W-14         150         93 <td>W-1</td> <td>108</td> <td>68</td> <td>46</td> <td>\$11.132.011</td> <td>\$242,000</td> <td>\$225.055</td>	W-1	108	68	46	\$11.132.011	\$242,000	\$225.055
W-3         181         94         51         8,703,500         170,657         165,000           W-4         147         74         60         10,206,700         170,112         164,500           W-5         195         89         72         11,887,200         165,100         126,500           W-6         209         120         56         11,348,000         202,643         191,000           W-7         118         69         30         9,068,200         302,273         285,000           W-8         248         138         65         21,668,850         333,367         262,000           W-9         114         53         47         8,664,900         184,360         188,000           W-10         257         140         90         14,116,758         156,853         135,000           W-13         202         120         73         20,194,500         276,637         195,000           W-14         150         93         54         9,570,400         177,230         168,250           W-15         235         117         93         13,631,190         146,572         140,000           W-16         188         104 <td></td> <td></td> <td></td> <td></td> <td></td> <td></td> <td></td>							
W-5         195         89         72         11,887,200         165,100         126,500           W-6         209         120         56         11,348,000         202,643         191,000           W-7         118         69         30         9,068,200         302,273         285,000           W-8         248         138         65         21,668,850         333,367         262,000           W-9         114         53         47         8,664,900         184,360         188,000           W-10         257         140         90         14,116,758         156,853         135,000           W-12         200         110         86         19,507,075         226,826         215,000           W-13         202         120         73         20,194,500         276,637         195,000           W-14         150         93         54         9,570,400         177,230         168,250           W-15         235         117         93         13,631,190         146,572         140,000           W-16         188         104         80         18,088,122         226,102         209,700           W-17         1         1 </td <td>W-3</td> <td>181</td> <td></td> <td>51</td> <td></td> <td></td> <td></td>	W-3	181		51			
W-6         209         120         56         11,348,000         202,643         191,000           W-7         118         69         30         9,068,200         302,273         285,000           W-8         248         138         65         21,668,850         333,367         262,000           W-9         114         53         47         8,664,900         184,360         188,000           W-10         257         140         90         14,116,758         156,853         135,000           W-12         200         110         86         19,507,075         226,826         215,000           W-13         202         120         73         20,194,500         276,637         195,000           W-14         150         93         54         9,570,400         177,230         168,250           W-15         235         117         93         13,631,190         146,572         140,000           W-16         188         104         80         18,088,122         226,102         209,700           W-17         1         1         1         270,000         270,000         270,000           W-18         83         48							
W-7         118         69         30         9,068,200         302,273         285,000           W-8         248         138         65         21,668,850         333,367         262,000           W-9         114         53         47         8,664,900         184,360         188,000           W-10         257         140         90         14,116,758         156,853         135,000           W-12         200         110         86         19,507,075         226,826         215,000           W-13         202         120         73         20,194,500         276,637         195,000           W-14         150         93         54         9,570,400         177,230         168,255           W-15         235         117         93         13,631,190         146,572         140,000           W-16         188         104         80         18,088,122         226,102         209,700           W-17         1         1         1         270,000         270,000         270,000           W-18         83         48         24         4,068,900         169,538         181,200           W-20         388         198							
W-8         248         138         65         21,668,850         333,367         262,000           W-9         114         53         47         8,664,900         184,360         188,000           W-10         257         140         90         14,116,758         156,853         135,000           W-12         200         110         86         19,507,075         226,826         215,000           W-13         202         120         73         20,194,500         276,637         195,000           W-14         150         93         54         9,570,400         177,230         168,250           W-15         235         117         93         13,631,190         146,572         140,000           W-16         188         104         80         18,088,122         226,102         209,700           W-17         1         1         1         270,000         270,000         270,000           W-18         83         48         24         4,068,900         169,538         181,200           W-19         474         284         130         28,002,800         215,406         207,750           W-20         388         198 </td <td></td> <td></td> <td></td> <td></td> <td></td> <td></td> <td></td>							
W-9         114         53         47         8,664,900         184,360         188,000           W-10         257         140         90         14,116,758         156,853         135,000           W-12         200         110         86         19,507,075         226,826         215,000           W-13         202         120         73         20,194,500         276,637         195,000           W-14         150         93         54         9,570,400         177,230         168,250           W-15         235         117         93         13,631,190         146,572         140,000           W-16         188         104         80         18,088,122         226,102         209,700           W-17         1         1         1         270,000         270,000         270,000           W-18         83         48         24         4,068,900         169,538         181,200           W-19         474         284         130         28,002,800         215,406         207,750           W-20         388         198         150         34,339,045         228,927         219,450           W-21         120         76<							
W-10         257         140         90         14,116,758         156,853         135,000           W-12         200         110         86         19,507,075         226,826         215,000           W-13         202         120         73         20,194,500         276,637         195,000           W-14         150         93         54         9,570,400         177,230         168,250           W-15         235         117         93         13,631,190         146,572         140,000           W-16         188         104         80         18,088,122         226,102         209,700           W-17         1         1         1         270,000         270,000         270,000         270,000           W-18         83         48         24         4,068,900         169,538         181,200           W-20         388         198         150         34,339,045         228,927         219,450           W-21         120         76         40         14,573,014         364,325         259,500           W-22         2         -         -         -         -         -           W-23         500         239							
W-12         200         110         86         19,507,075         226,826         215,000           W-13         202         120         73         20,194,500         276,637         195,000           W-14         150         93         54         9,570,400         177,230         168,250           W-15         235         117         93         13,631,190         146,572         140,000           W-16         188         104         80         18,088,122         226,102         209,700           W-17         1         1         1         270,000         270,000         270,000           W-18         83         48         24         4,068,900         169,538         181,200           W-19         474         284         130         28,002,800         215,406         207,750           W-20         388         198         150         34,339,045         228,927         219,450           W-21         120         76         40         14,573,014         364,325         259,500           W-22         2         -         -         -         -         -           W-23         500         239         197 <td></td> <td></td> <td></td> <td></td> <td></td> <td></td> <td></td>							
W-13       202       120       73       20,194,500       276,637       195,000         W-14       150       93       54       9,570,400       177,230       168,250         W-15       235       117       93       13,631,190       146,572       140,000         W-16       188       104       80       18,088,122       226,102       209,700         W-17       1       1       1       270,000       270,000       270,000       270,000         W-18       83       48       24       4,068,900       169,538       181,200         W-19       474       284       130       28,002,800       215,406       207,750         W-20       388       198       150       34,339,045       228,927       219,450         W-21       120       76       40       14,573,014       364,325       259,500         W-22       2       -       -       -       -       -         W-23       500       239       197       38,800,300       196,956       189,000         W-24       395       194       179       31,297,050       174,844       168,000         W-25       23 </td <td></td> <td></td> <td></td> <td></td> <td></td> <td></td> <td></td>							
W-14         150         93         54         9,570,400         177,230         168,250           W-15         235         117         93         13,631,190         146,572         140,000           W-16         188         104         80         18,088,122         226,102         209,700           W-17         1         1         1         270,000         270,000         270,000           W-18         83         48         24         4,068,900         169,538         181,200           W-19         474         284         130         28,002,800         215,406         207,750           W-20         388         198         150         34,339,045         228,927         219,450           W-21         120         76         40         14,573,014         364,325         259,500           W-22         2         -         -         -         -         -           W-23         500         239         197         38,800,300         196,956         189,000           W-24         395         194         179         31,297,050         174,844         168,000           W-25         23         8         3							
W-15         235         117         93         13,631,190         146,572         140,000           W-16         188         104         80         18,088,122         226,102         209,700           W-17         1         1         1         270,000         270,000         270,000           W-18         83         48         24         4,068,900         169,538         181,200           W-19         474         284         130         28,002,800         215,406         207,750           W-20         388         198         150         34,339,045         228,927         219,450           W-21         120         76         40         14,573,014         364,325         259,500           W-22         2         -         -         -         -         -           W-23         500         239         197         38,800,300         196,956         189,000           W-24         395         194         179         31,297,050         174,844         168,000           W-25         23         8         3         620,000         206,667         220,000           W-26         3         2         -							
W-16         188         104         80         18,088,122         226,102         209,700           W-17         1         1         1         270,000         270,000         270,000           W-18         83         48         24         4,068,900         169,538         181,200           W-19         474         284         130         28,002,800         215,406         207,750           W-20         388         198         150         34,339,045         228,927         219,450           W-21         120         76         40         14,573,014         364,325         259,500           W-22         2         -         -         -         -         -           W-23         500         239         197         38,800,300         196,956         189,000           W-24         395         194         179         31,297,050         174,844         168,000           W-25         23         8         3         620,000         206,667         220,000           W-26         3         2         -         -         -         -         -           W-27         136         67         54         <					13.631.190		
W-17         1         1         1         270,000         270,000         270,000           W-18         83         48         24         4,068,900         169,538         181,200           W-19         474         284         130         28,002,800         215,406         207,750           W-20         388         198         150         34,339,045         228,927         219,450           W-21         120         76         40         14,573,014         364,325         259,500           W-22         2         -         -         -         -         -           W-23         500         239         197         38,800,300         196,956         189,000           W-24         395         194         179         31,297,050         174,844         168,000           W-25         23         8         3         620,000         206,667         220,000           W-26         3         2         -         -         -         -           W-27         136         67         54         12,262,500         227,083         213,500           W-28         155         90         44         11,988,190							
W-18       83       48       24       4,068,900       169,538       181,200         W-19       474       284       130       28,002,800       215,406       207,750         W-20       388       198       150       34,339,045       228,927       219,450         W-21       120       76       40       14,573,014       364,325       259,500         W-22       2       -       -       -       -       -         W-23       500       239       197       38,800,300       196,956       189,000         W-24       395       194       179       31,297,050       174,844       168,000         W-25       23       8       3       620,000       206,667       220,000         W-26       3       2       -       -       -       -         W-27       136       67       54       12,262,500       227,083       213,500         W-28       155       90       44       11,988,190       272,459       251,000         W-29       101       43       52       8,894,200       171,042       163,250							
W-20       388       198       150       34,339,045       228,927       219,450         W-21       120       76       40       14,573,014       364,325       259,500         W-22       2       -       -       -       -       -         W-23       500       239       197       38,800,300       196,956       189,000         W-24       395       194       179       31,297,050       174,844       168,000         W-25       23       8       3       620,000       206,667       220,000         W-26       3       2       -       -       -       -         W-27       136       67       54       12,262,500       227,083       213,500         W-28       155       90       44       11,988,190       272,459       251,000         W-29       101       43       52       8,894,200       171,042       163,250	W-18	83	48	24			
W-21       120       76       40       14,573,014       364,325       259,500         W-22       2       -       -       -       -       -       -         W-23       500       239       197       38,800,300       196,956       189,000         W-24       395       194       179       31,297,050       174,844       168,000         W-25       23       8       3       620,000       206,667       220,000         W-26       3       2       -       -       -       -       -         W-27       136       67       54       12,262,500       227,083       213,500         W-28       155       90       44       11,988,190       272,459       251,000         W-29       101       43       52       8,894,200       171,042       163,250							
W-22       2       -							
W-23       500       239       197       38,800,300       196,956       189,000         W-24       395       194       179       31,297,050       174,844       168,000         W-25       23       8       3       620,000       206,667       220,000         W-26       3       2       -       -       -       -         W-27       136       67       54       12,262,500       227,083       213,500         W-28       155       90       44       11,988,190       272,459       251,000         W-29       101       43       52       8,894,200       171,042       163,250			76	40	14,573,014	364,325	259,500
W-24     395     194     179     31,297,050     174,844     168,000       W-25     23     8     3     620,000     206,667     220,000       W-26     3     2     -     -     -     -       W-27     136     67     54     12,262,500     227,083     213,500       W-28     155     90     44     11,988,190     272,459     251,000       W-29     101     43     52     8,894,200     171,042     163,250			-	-	-	-	-
W-25     23     8     3     620,000     206,667     220,000       W-26     3     2     -     -     -     -       W-27     136     67     54     12,262,500     227,083     213,500       W-28     155     90     44     11,988,190     272,459     251,000       W-29     101     43     52     8,894,200     171,042     163,250							
W-26       3       2       -							
W-27     136     67     54     12,262,500     227,083     213,500       W-28     155     90     44     11,988,190     272,459     251,000       W-29     101     43     52     8,894,200     171,042     163,250				<b>ა</b> -	020,000	∠∪0,00 <i>1</i>	220,000
W-28     155     90     44     11,988,190     272,459     251,000       W-29     101     43     52     8,894,200     171,042     163,250				- 54	12 262 500	227 NR3	213 500
W-29 101 43 52 8,894,200 171,042 163,250							
Total 5,099 2,739 1,826 \$384,197,605 \$210,404 \$190,000							
	Total	5,099	2,739	1,826	\$384,197,605	\$210,404	\$190,000

### Single-Family Residential October 1999 continued

<u>Area</u>	<u>Listed</u>	Re-runs	<u>Sales</u>	<b>Dollar Volume</b>	Av. Price	Med. Price
<u>Central</u>						
C-1 C-2 C-3 C-4 C-6 C-7 C-8 C-9 C-10 C-11 C-12 C-13 C-14 C-15	257 215 185 323 59 194 198 126 169 109 185 129 225 247	145 124 111 186 36 126 114 84 107 68 126 71 130 143	104 45 46 98 12 43 81 30 43 34 29 49 51 75	\$23,132,887 16,468,000 22,922,300 41,670,579 4,609,300 10,119,100 17,195,550 20,831,800 16,780,700 9,557,900 24,225,900 12,101,550 14,903,875 19,579,510	\$222,432 365,956 498,311 425,210 384,108 235,328 212,291 694,393 390,249 281,115 835,376 246,970 292,233 261,060	\$196,250 261,300 402,000 388,250 358,250 229,000 190,000 500,000 351,000 247,500 686,000 241,100 245,000 250,000
Total	2,621	1,571	740	\$254,098,951	\$343,377	\$260,500
<u>North</u>						
N-1 N-2 N-3 N-4 N-5 N-6 N-7 N-8 N-10 N-11 N-12 N-13 N-14 N-15 N-16 N-17 N-18 N-19 N-20 N-21 N-22 N-23 N-24	247 257 323 202 66 183 164 287 112 389 64 24 83 73 64 206 63 98 9 14 23 79 61	175 159 199 129 47 109 92 172 59 258 35 16 55 38 39 99 29 54 7 5 10 35 34	49 79 73 54 9 56 67 73 49 77 14 7 14 23 21 70 25 27 2 9 8 30 10	\$12,387,500 20,221,969 21,369,799 14,881,000 2,482,000 15,501,400 13,727,125 21,802,200 12,962,898 23,577,200 3,938,900 2,729,000 6,382,400 5,451,300 4,987,600 10,111,150 4,450,620 4,623,800 564,000 1,505,400 1,218,000 5,164,600 1,377,000	\$252,806 255,974 292,737 275,574 275,778 276,811 204,882 298,660 264,549 306,197 281,350 389,857 455,886 237,013 237,505 144,445 178,025 171,252 282,000 167,267 152,250 172,153 137,700	\$208,700 234,500 249,000 274,500 276,000 229,450 189,750 283,000 251,000 256,000 220,000 383,500 221,000 208,000 143,000 177,000 158,000 282,000 138,250 146,500 135,250
Total	3,091	1,855	846	\$211,416,861	\$249,902	\$230,000
Grand Total	14,363	8,044	4,767	\$1,100,530,738	\$230,864	\$198,000

Listed includes Reruns: East (1,879-53%) West (2,739-54%) Central (1,571-60%) North (1,855-60%)

<sup>\*</sup> Sales to Listings Ratio (SFD only): 33.2%

	AVERAGE DAYS ON MARKET	AVERAGE LIST TO SALE PRICE RATIO
EAST	40	97%
WEST	43	97%
CENTRAL	40	97%
NORTH	53	97%
TOTAL	43	97%

<sup>\*</sup> Please note that the market information represents only those sales reported through the Toronto Real Estate Board.

### Ten Month Single-Family January to October 1999

<u>Area</u>	Listed	<u>Sales</u>	<u>Dollar Volume</u>	Av. Price	Med. Price
<u>East</u>					
E-1 E-2 E-3 E-4 E-5 E-6 E-7 E-8 E-9 E-10 E-11 E-12 E-13 E-14 E-15 E-16 E-17 E-18 E-19 E-19 E-20 E-21	1,830 1,702 3,199 1,391 2,768 1,307 2,526 2,142 1,697 1,476 2,002 567 3,009 2,560 2,621 4,871 2,369 151 351 479 890	648 564 1,152 634 1,044 382 1,057 741 637 455 706 232 990 1,013 987 1,790 889 31 96 157 295	\$131,042,945 146,835,348 208,024,970 100,899,123 201,008,489 77,004,297 201,811,048 135,072,051 108,192,883 101,050,740 113,453,539 40,176,825 200,854,649 183,845,640 183,935,598 237,524,935 140,148,253 9,195,400 20,341,850 28,406,950 53,644,950	\$202,227 260,346 180,577 159,147 192,537 201,582 190,928 182,283 169,848 222,090 160,699 173,176 202,883 181,486 186,358 132,695 157,647 296,626 211,894 180,936 181,847	\$185,000 235,050 180,000 165,375 185,000 180,000 187,000 173,000 175,000 220,000 163,000 173,800 195,000 175,000 178,000 178,000 148,000 278,500 189,950 165,000 173,500
Total	39,908	14,500	\$2,622,470,483	\$180,860	N/A
West					
W-1 W-2 W-3 W-4 W-5 W-6 W-7 W-8 W-9 W-10 W-12 W-13 W-14 W-15 W-16 W-17 W-18 W-19 W-20 W-21 W-22 W-23 W-24 W-25 W-26 W-27 W-28 W-29	1,049 1,733 1,831 1,671 2,124 1,954 868 2,597 1,168 2,887 2,065 2,381 1,688 2,836 2,540 14 870 4,411 4,980 1,434 44 5,422 4,240 227 19 1,295 1,656 965	382 503 549 533 727 591 319 923 444 965 719 794 535 1,139 929 2 249 1,455 1,800 437 20 2,137 1,734 76 4 570 519 400	\$97,986,611 121,958,079 91,261,156 90,737,480 111,543,420 126,936,572 88,162,486 299,245,074 86,183,784 151,667,507 169,830,993 212,133,911 98,711,761 168,553,637 212,054,987 539,900 40,095,770 326,299,099 394,957,921 124,038,294 3,970,300 421,057,152 310,164,664 17,935,137 1,574,000 120,189,099 144,524,490 65,076,371	\$256,509 242,461 166,232 170,239 153,430 214,783 276,371 324,209 194,108 157,168 236,204 267,171 184,508 147,984 228,262 269,950 161,027 224,261 219,421 283,840 198,515 197,032 178,872 235,989 393,500 210,858 278,467 162,691	\$227,000 225,000 163,000 169,900 132,000 197,500 267,000 267,000 193,000 140,000 204,900 217,000 181,000 269,950 168,000 216,000 202,100 238,000 190,450 185,000 171,500 175,000 327,500 196,650 254,000
Total	54,969	19,455	\$4,097,389,655	\$210,609	N/A



### Ten Month Single-Family continued January to October 1999

<u>Area</u>	<u>Listed</u>	<u>Sales</u>	<b>Dollar Volume</b>	Av. Price	Med. Price
<u>Central</u>					
C-1 C-2 C-3 C-4 C-6 C-7 C-8 C-9 C-10 C-11 C-12 C-13 C-14 C-15	3,087 2,170 1,618 2,978 579 1,810 2,177 1,078 1,799 845 1,727 1,253 2,434 2,886	1,032 562 417 845 135 520 775 286 536 308 314 444 630 961	\$220,815,010 220,549,238 187,597,298 358,831,050 40,399,975 129,726,950 161,059,135 187,668,672 233,282,230 86,065,160 213,263,613 106,771,902 185,874,520 236,710,989	\$213,968 392,436 449,874 424,652 299,259 249,475 207,818 656,184 435,228 279,432 679,183 240,477 295,039 246,317	\$185,000 287,000 308,500 380,000 278,000 237,000 185,500 525,000 337,000 275,000 553,750 230,000 252,950 218,000
Total	26,441	7,765	\$2,568,615,742	\$330,794	N/A
<u>North</u>					
N-1 N-2 N-3 N-4 N-5 N-6 N-7 N-8 N-10 N-11 N-12 N-13 N-14 N-15 N-16 N-17 N-18 N-19 N-20 N-21 N-22 N-23 N-24	2,522 2,731 3,781 1,999 460 2,114 2,270 3,343 1,489 4,426 678 388 801 800 663 2,366 767 1,022 151 180 307 976 659	652 794 1,014 508 94 600 892 748 595 1,001 177 65 162 260 213 698 282 344 47 59 128 339 175	\$177,038,128 226,666,072 295,280,779 143,201,982 29,144,850 162,501,884 190,654,057 210,673,034 146,585,390 293,076,528 48,576,245 23,288,760 56,322,500 61,421,513 48,731,352 105,410,990 51,662,829 59,369,800 10,372,050 9,864,450 18,096,999 50,545,060 25,372,150	\$271,531 285,474 291,204 281,894 310,052 270,836 213,738 281,648 246,362 292,784 274,442 358,289 347,670 236,237 228,786 151,019 183,202 172,587 220,682 167,194 141,383 149,100 144,984	\$240,000 251,000 246,750 275,000 288,500 233,400 203,700 264,950 233,000 275,000 240,000 302,360 316,250 219,000 143,000 174,750 160,000 197,000 167,450 136,500 144,750 131,000
Total	34,893	9,847	\$2,443,857,402	\$248,183	N/A
Grand Total	156,211	51,567	\$11,732,333,282	\$227,516	N/A
Includes Re-r	runs:				
	East Central	19,356 14,526	West 27,226 North 19,160		

<sup>\*</sup> Please note that the market information represents only those sales reported through the Toronto Real Estate Board.

### Single-Family East Breakdown October 1999

	<u>Sa</u>	Deta <u>lles</u>	ached Houses <u>Av. Price</u>	Med. P	<u>rice</u>	<u>Sales</u>		etached Houses <u>Av. Price</u>	Med. Price
E-1 E-2 E-3 E-4 E-5 E-6 E-7 E-10 E-11 E-12 E-13 E-14 E-15 E-16 E-17 E-19 E-20 E-21		10 24 47 33 28 32 32 32 33 32 33 19 12 41 69 55 86 34 2 8 10 32	231,688 380,179 225,129 201,218 273,049 203,981 246,223 259,727 216,372 249,348 206,526 231,625 249,354 198,126 217,119 151,678 184,121 259,000 208,125 204,700 186,919	201,25 294,75 205,00 205,00 268,50 180,00 238,75 221,20 216,00 203,00 238,00 194,00 216,25 143,75 259,00 196,25 177,25	50 00 00 00 00 00 00 00 00 00	35 21 30 4 5 5 4 3 - 7 - 3 27 1 -		242,033 199,238 231,899 169,188 227,900 200,380 194,125 173,667 	205,000 186,000 212,250 167,750 233,000 187,000 192,250 177,000 - 170,950 - 175,000 123,500 110,000
	To <u>Sales</u>	wnhouse Condo <u>Av. Price</u>	ominiums <u>Med. Price</u>	Co <u>Sales</u>	ndominium A <sub>l</sub> <u>Av. Price</u>	partments <u>Med. Price</u>	<u>Sales</u>	Link Houses <u>Av. Price</u>	Med. Price
E-1 E-2 E-3 E-4 E-5 E-6 E-7 E-10 E-11 E-12 E-13 E-14 E-15 E-16 E-17 E-19 E-20 E-21	1 3 1 7 16 9 2 12 3 6 2 15 8 10 23 7	193,100 216,667 155,000 140,557 159,836 	193,100 230,000 155,000 156,000 158,250 - 166,000 119,000 126,900 132,000 135,500 138,000 135,500 72,000 122,000	1 40 21 49 4 39 30 16 1 25 2 11 12 6 5	136,000 118,339 108,857 154,675 158,250 134,456 124,153 150,300 97,000 109,923 112,000 129,836 118,217 156,417 112,280	136,000 108,000 107,000 150,000 161,500 134,000 124,000 111,000 112,000 112,000 124,000 117,900 166,500 92,900	7 - 7 - 5 - 1 4 2 6 2 11 11 22 - 1 3	222,329 212,400 195,000 189,975 186,000 194,400 159,000 176,614 139,300 148,282 177,900 142,667	225,800 212,000 195,000 175,950 186,000 195,950 159,000 174,000 140,000 146,950 177,900 145,000
	<u>Sales</u>	Attached/Row <u>Av. Price</u>	Med. Price	Co <u>Sales</u>	op Apartmen Av. Price	ts <u>Med. Price</u>	De <u>Sales</u>	etached Condon <u>Av. Price</u>	niniums <u>Med. Price</u>
E-1 E-2 E-3 E-4 E-5 E-6 E-7	11 2 1 - 5 - 5	182,027 181,500 128,000 - 184,950 - 178,300	167,000 181,500 128,000 - 185,000	1 - - -	282,000 - - - -	282,000 - - - -	- - - - -	- - - - -	- - - - -
E-8 E-9	5 - -	178,300	180,000	- -	- -	- - -	1	210,500	210,500
E-10 E-11 E-12 E-13 E-14 E-15 E-16 E-17	- 6 - 8 6 8 5 12	162,625 170,738 164,250 153,425 111,500 131,350	162,250 167,500 166,750 154,250 121,000 130,750	- - - - - -	- - - - - -	-	1 - - 2 - -	169,400 - 139,500 -	169,400 - - 139,500 - -
E-18 E-19 E-20 E-21	1	163,000	163,000	- - -	- - - -	- - -	- - -	- - -	- - -

### Single-Family Central Breakdown October 1999

	<u>Sales</u>	Detached Houses Av. Price	Med. Price	<u>Sales</u>	Semi-Detached Houses Av. Price	Med. Price
C-1	3	423,667	356,000	10	256,740	249,950
C-2	14	458,650	442,750	12	326,125	233,750
C-3	33	608,888	489,900	5	198,000	197,500
C-4	71	474,410	440,000	8	317,383	308,950
C-6	10	426,080	373,650	1	238,000	238,000
C-7	15	289,933	254,500	3	268,333	245,000
C-8	2	480,000	480,000	9	317,711	270,000
C-9	13	980,592	789,000	3	988,367	815,100
C-10	18	472,917	460,000	14	379,050	334,750
C-11	16	452,400	440,750	1	215,000	215,000
C-12	25	928,940	822,000	-	· -	· -
C-13	17	333,612	315,000	11	221,891	220,050
C-14	24	377,638	304,000	-	· -	· -
C-15	33	360,374	335,000	10	234,586	239,430

	Tow <u>Sales</u>	Townhouse Condominiums <u>Sales Av. Price</u> <u>Med. Price</u>			ndominium A <u>Av. Price</u>	partments <u>Med. Price</u>	<u>Sales</u>	Link Houses Av. Price	Med. Price
	•	202 = 4.4			000 500	474.405			
C-1	9	229,544	206,000	72	202,536	171,125	-	-	-
C-2	3	400,667	268,000	14	330,100	270,000	-	-	-
C-3	-	· -	· -	4	311,125	300,750	-	-	-
C-4	-	-	-	17	309,906	208,000	-	-	-
C-6	-	-	-	1	110,500	110,500	-	-	-
C-7	6	197,667	198,750	16	185,775	182,500	2	253,400	253,400
C-8	2	158,500	158,500	57	179,873	165,000	-	-	-
C-9	1	399,000	399,000	8	409,688	451,750	-	-	-
C-10	1	226,000	226,000	8	252,188	223,750	-	-	-
C-11	2	272,000	272,000	15	104,033	101,500	-	-	-
C-12	3	250,833	200,500	1	249,900	249,900	-	-	-
C-13	1	294,700	294,700	20	184,733	164,000	-	-	-
C-14	-	· -	· -	24	198,482	195,500	-	-	-
C-15	19	165,016	169,000	12	165,000	142,000	1	226,000	226,000

		Attached/Row		Co	-op Apartmen	ts	Detached Condominiums			
	<u>Sales</u>	Av. Price	Med. Price	<u>Sales</u>	Av. Price	Med. Price	<u>Sales</u>	Av. Price	Med. Price	
C-1	10	264,600	237,500	-	_	-	-	-	_	
C-2	2	155,000	155,000	-	-	-	-	-	-	
C-3	-	· -	· <u>-</u>	4	148,625	143,250	-	-	-	
C-4	-	-	-	2	90,000	90,000	-	-	-	
C-6	-	-	-	-	· -	· -	-	-	-	
C-7	1	299,900	299,900	-	-	-	-	-	-	
C-8	11	255,127	248,000	-	-	-	-	-	-	
C-9	2	388,750	388,750	3	221,667	240,000	-	-	-	
C-10	2	359,000	359,000	-	-	-	-	-	-	
C-11	-	-	-	-	-	-	-	-	-	
C-12	-	-	-	-	-	-	-	-	-	
C-13	-	-	-	-	-	-	-	-	-	
C-14	3	359,000	375,000	-	-	-	-	-	-	
C-15	-	-	-	-	-	-	-	-	-	

#### Single-Family North Breakdown October 1999

	<u>s</u>	Deta ales	ached Houses <u>Av. Price</u>	Med. Price		<u>Sales</u>	Semi-D	etached Houses Av. Price	Med. Price
N-1 N-2 N-3		14 34 40	418,629 322,252	376,750 287,500		1 1		199,000 227,400	199,000 227,400
N-4 N-5		39 9	378,250 303,941	357,500 300,300		4		200,125	186,250
N-6		34	275,778 318,475	276,000 263,500		9		186,689	179,900
N-7 N-8		38 55	239,522 328,113	228,500 304,000		11 4		163,264 221,625	160,000 217,000
N-10 N-11		17 59	319,512 331,703	300,000 310,000		<del>-</del> -		<del>-</del> -	-
N-12 N-13		12 7	297,075 389,857	263,450 220,000		-		- -	-
N-14 N-15		14 23	455,886 237,013	383,500 221,000		- -		- -	-
N-16 N-17		18 64	253,533 147,054	219,500 145,000		-		- -	-
N-18 N-19		18 18	190,467 187,000	195,000 177,750		2 2		149,500 124,250	149,500 124,250
N-20 N-21		2	282,000	282,000		- 1		114,500	114,500
N-22		7	173,863 159,929	158,500 147,500		1		98,500	98,500
N-23 N-24		27 9	177,237 135,778	159,000 129,000		- -		-	-
	Tow <u>Sales</u>	nhouse Condomir <u>Av. Price</u>	niums <u>Med. Price</u>	Condo <u>Sales</u>	minium Apart <u>Av. Price</u>	ments <u>Med. Price</u>	<u>Sales</u>	Link Houses Av. Price	Med. Price
N-1	11	182,818	168,000	15	159,667	156,000	5	257,500	259,000
N-2 N-3	6 8	220,500 182,938	216,000 170,750	31 16	196,726 168,181	191,900 170,000	6	227,750	221,000
N-4 N-5	1 -	255,000	255,000 -	3 -	115,633	122,000	-	-	-
N-6 N-7	5 5 3	293,100 150,900 205,667	187,000 148,000 205,000	1 6 3	150,000 138,833 219,333	150,000 134,000 230,000	1 2	208,000 172,750	208,000 172,750
N-8 N-10 N-11	- 4	194,500	195,500	- 4	219,535	221,500	32 5	235,350 215,640	236,000 229,900
N-12 N-13	-	· -	· -	- -	· -	· -	-	· -	· -
N-14 N-15	-	-	-	-	-	-	-	-	-
N-16 N-17	-	-	-	1	95,000 60,000	95,000 60,000	<u>-</u> 1	- 144,000	144,000
N-18	3	130,500	129,500	-	-	-	2	165,860	165,860
N-19 N-20 N-21 N-22	2	114,500	114,500 -	- -	-	-	2	146,500 -	146,500 -
	-	-	-	-	-	<del>-</del> -	-	- -	-
N-23 N-24	1	155,000	155,000	-	-	<del>-</del> -	2	132,150	132,150 -
	Sales	Attached/Row Av. Price	Med. Price	Co-op Sales	Apartments Av. Price	Med. Price	De <sup>c</sup> Sales	tached Condomini Av. Price	ums Med. Price
N-1	3	211,400	212,500	<u> </u>	_	_		-	
N-2 N-3	1	250,000 231,711	250,000 238,500	<u>-</u> -	-	-	-	<del>-</del>	-
N-4 N-5	7	232,129	235,000	-	-	-	-	-	-
N-6	6	194,925	193,650	- -	-	<del>-</del>	-	-	- -
N-7 N-8 N-10 N-11 N-12 N-13 N-14 N-15	5 8	179,280 199,313	172,000 191,000	-	-	-	-	- -	-
	5	252,100	253,000	- -	-	- -	-	- -	-
	2	187,000	187,000	- -	-	- -	-	-	-
	-		-	-	-	- -	-	-	-
N-16 N-17	2 4	164,500 123,925	164,500 130,400	<del>-</del>	- -	- -	- -	-	-
N-18 N-19	2	126,200	126,200	<u>-</u>	-	<u>-</u>	- 1	234,900	234,900
N-20	-	120,200	-	<del>-</del>	-	-	-	234,900 -	204,300
N-21 N-22		-	-	-	-	-	-	- -	-
N-23 N-24	1 -	114,900	114,900 -	-	-	-	-	-	-

**Semi-Detached Houses** 

## **Market Watch**

**Detached Houses** 

#### Single-Family West Breakdown October 1999

	S	ales	Av. Price	Med. Price		<u>Sales</u>		etacned Houses <u>Av. Price</u>	Med. Price
W-1		16	293,025	300,000		9		220,012	220,000
W-2 W-3		16 34	304,531 174,635	296,250 158,000		28 12		198,882 183,950	182,500 179,700
W-4		30	217,410	208,250		4		180,625	187,000
W-5 W-6		12 30	269,383 200,270	257,000 200,500		18 5		229,828 176,580	228,000 175,500
W-7		27	313,174	290,000		-		-	•
W-8 W-9		36 16	455,015 274,144	386,500 274,750		1 2		244,000 199,500	244,000 199,500
W-10		25	231,612	223,000		2 4		200,000	205,000
W-12 W-13		48 36	276,903 407,961	270,750 356,000		8 14 5		209,625 180,950	206,750 184,250
W-14 W-15		10 3	292,150 282,967	286,000 263,900		5 4		218,700 210,750	225,500 210,000
W-16		39	280,088	251,500		9		196,914	192,000
W-17 W-18		1 11	270,000 192,382	270,000 210,000		7		- 183,957	188,900
W-19		49	292,605	277,500		7		209,857	212,000
W-20 W-21		75 28	272,811 429,676	255,000 302,500		27 3		208,715 207,833	213,000 214,000
W-22 W-23		-	· -	· -		-		· -	· -
W-24		113 67	219,399 216,404	215,700 220,500		25 37		179,168 182,473	174,000 182,000
W-25 W-26		2	246,500	246,500		-		-	-
W-27		41	252,305	225,000		2		166,500	166,500 200,000
W-28 W-29		36 34	291,950 192,862	281,000 178,500		1 11		200,000 137,455	200,000 137,000
	To	ownhouse Condo	miniums	Condo	minium Apart	ments		Link Houses	
	Sales	Av. Price	Med. Price	<u>Sales</u>	Av. Price	Med. Price	<u>Sales</u>	Av. Price	Med. Price
W-1 W-2	2	228,000 143,000	228,000 143,000	15 1	195,567 225,000	184,500 225,000	-	-	-
W-3	-	•	•	5	111,700	122,000	-	-	-
W-4 W-5	3 10	179,000 124,000	165,000 114,000	22 31	103,814 103,394	108,500 104,000	-	-	-
W-6 W-7	1	•	· -	18 1	219,694	182,000	-	-	-
W-8	4	339,000 186,025	339,000 190,800	21	179,000 152,652	179,000 139,000	-	-	-
W-9 W-10	4 13	270,875 142,569	233,500 149,000	24 46	112,671 115,295	90,750 113,500	2	- 184,750	184,750
W-12	12	166,567	153.950	18	141 108	126,250	-	-	-
W-13 W-14	16 21	134,819 132,786	137,500 136,000	6 15	108,750 135,593	106,000 131,000	3	244,333	246,000
W-15 W-16	17 17	161,876 171,353	162,000 162,500	69 7	133,151 133,414	130,000 132,000	4	202,388	204,775
W-17	-	· -	•	-	-	-	-	202,500	204,773
W-18 W-19	3 26	120,833 183,942	131,000 185,250	3 38	100,833 139,257	101,000 131,850	3	226,333	228,000
W-20	38	170,153	159,500	2	113,375	113,375	3	196,500	205,000
W-21 W-22	1 -	155,000 -	155,000 -	1 -	135,000	135,000	2	230,900	230,900
W-23 W-24	25 29	153,696 129,952	152,500 129,000	10 28	144,600 116,193	150,000 115,200	7 3	186,486 204,667	186,000 203,000
W-25	1	127,000	127,000	-	-	-	-	-	-
W-26 W-27	8	- 136,188	137,250	-	-	-	3	165,167	169,000
W-28 W-29	3	109,467	115,500	- 2	99,000	99,000	2 1	208,500 169,500	208,500 169,500
VV 25	J		110,000		*	33,000			
	<u>Sales</u>	Attached/Row Av. Price	Med. Price	Sales	Apartments <u>Av. Price</u>	Med. Price	Sales	tached Condomii <u>Av. Price</u>	Med. Price
W-1	4	268,500	271,000	-	-	-	-	-	-
W-2 W-3	3 -	161,667 -	148,000	-	-	-	-	-	-
W-4 W-5	1	141,000	141,000	- 1	72,500	72,500	-	-	-
W-6	1	330,000	330,000	2	86,250	86,250	-	-	-
W-7 W-8	3	364,833	372,000	1 -	94,500	94,500 -	-	-	-
W-9	-	-	-	1	92,000	92,000	-	-	-
W-10 W-12	-	-	-	-	-		-	-	-
W-13 W-14	1	165,000	165,000	-	-	<u>-</u>	-	-	-
W-15	-			-	-	-	-	-	-
W-16 W-17	4	184,000	181,500 -	-	-	- -	-	-	-
W-18	- 7	206 420	100.000	-	-	-	-	-	-
W-19 W-20	7 5	206,129 192,180	199,900 187,000	-	-	-	-	-	-
W-21 W-22	5	233,360	206,000	-	-	-	-	-	-
W-23	17	172,659	174,000	-	-	-	-	-	-
W-24 W-25	15 -	160,700	164,000	-	-	-	-	-	-
W-26 W-27	-	-	-	-	-	-	-	-	-
W-28	5	172,200	172,000	-	-	-	-	-	-
W-29	1	129,000	129,000	-	-	-	-	-	-

Year	* Number of Sales (Property of all types	)	* Dollar Volume (Property of all types)	* Average Price (Property of all type:	s)
1953 1954 1955 1956 1957 1958 1959 1960 1961 1962 1963 1964 1965 1966 1967 1968 1969 1970 1971 1972 1973 1974 1975 1976 1977 1978 1979 1980 1981 1982 1988 1986 1987 1988 1988 1988 1988 1988 1988 1988	2,699 3,061 3,555 4,885 5,916 7,968 9,559 9,298 9,264 9,669 11,096 13,895 14,890 14,883 14,886 15,570 15,817 13,076 15,587 17,037 19,561 20,680 26,088 22,575 24,335 24,778 27,060 30,977 35,434 28,936 34,896 36,206 51,514 54,815 51,149 61,441 47,447 31,652 44,510 49,113 46,561	* Number of Sales (Single-Family Only) 13,428 12,432 12,245 12,493 10,498 13,085 14,613 16,335 17,318 22,020 19,025 20,512 21,184 23,466 26,017 29,625 25,336 30,046 31,905 45,509 52,919 43,475 49,381 38,960 26,779 38,144 41,703 38,990	\$ 38,935,130 44,835,245 53,153,433 73,486,822 93,072,456 128,163,813 158,821,137 151,828,112 151,314,565 161,878,920 183,272,930 241,218,500 281,164,558 326,687,333 367,415,993 430,301,604 473,422,285 394,123,765 496,009,054 580,579,218 862,742,566 1,160,586,426 1,517,817,465 1,417,814,546 1,630,809,263 1,707,519,316 2,068,819,999 2,478,889,915 3,373,355,403 2,825,353,787 3,668,093,732 3,845,980,469 5,957,686,711 8,195,016,831 10,287,088,795 15,234,986,682 13,863,276,860 8,264,140,752 10,606,078,479 10,705,964,103 9,885,955,838	\$ 14,424 14,647 14,952 15,043 15,732 16,085 16,615 16,329 16,334 16,742 16,517 17,370 18,883 21,950 24,681 27,637 29,931 30,141 31,822 34,078 44,105 56,121 58,180 62,805 67,015 68,913 73,992 80,023 95,201 97,724 105,115 106,225 115,652 149,503 201,120 249,632 292,185 261,094 238,285 217,986 212,323	*Average Price (Single-Family Only)  \$ 21,360
1993 1994 1995 1996 1997	46,561 52,796 47,100 65,760 69,530	38,990 44,237 39,273 55,779 58,014	9,885,955,838 11,516,814,224 9,902,240,806 13,497,191,369 15,334,247,984	212,323 218,138 210,238 205,249 220,541	206,490 208,921 203,028 198,150 211,307
1998 January February March April May June July August Septembee October Novembei Decembei	5,681 r 4,853	3,006 4,341 5,005 5,825 5,912 5,410 5,026 4,462 4,492 4,688 3,905 3,272 <b>55,344</b>	769,557,270 1,158,307,291 1,372,946,908 1,601,125,236 1,627,867,532 1,515,114,077 1,329,234,855 1,237,545,608 1,187,538,665 1,274,397,550 1,076,535,860 900,326,933 15,050,497,785	214,780 222,923 227,008 230,245 229,795 233,670 218,480 229,600 218,740 224,326 221,829 220,129 <b>225,051</b>	206,209 214,577 221,564 222,194 222,148 225,323 210,459 208,617 213,917 217,908 214,465 215,131 <b>216,815</b>
January February March April May June July August Septembe October Total	3,008 5,294 7,088 7,988 7,663 7,619 6,562 5,573 5,897 5,845 <b>62,537</b>	2,449 4,393 5,795 6,594 6,296 6,304 5,472 4,679 4,818 4,767 <b>51,567</b>	680,696,647 1,205,185,389 1,659,424,731 1,893,116,564 1,832,929,587 1,793,790,458 1,500,288,789 1,290,398,886 1,388,000,890 1,405,935,093 14,649,767,034	226,295 227,651 234,117 236,995 239,192 235,436 228,633 231,545 235,374 240,536 <b>234,257</b>	211,723 221,354 227,174 233,053 231,908 230,692 222,102 225,976 228,431 230,864 <b>227,516</b>

<sup>\*</sup> Due to District revisions, caution should be exercised when undertaking historical comparisons. Please refer to appropriate maps.

