4,341 sales for February

TORONTO - Tuesday, March 3, 1998 — In February, TREB Members reported 4,341 single-family dwelling sales throughout the Greater Toronto Area up 44 per cent from January, although down 16 per cent from February of last year.

Prices crept upwards in February. The average rose 4 per cent to \$214,577 from \$206,209, and the median rose slightly, up 1 per cent to \$184,000 from \$182,000.

Active listings rose in February, up 9 per cent to 18.453 from 16.203 in January, in line with last year's 18,480.

"We are pleased to report increased market activity during the month of February," commented TREB President Jimmy Lee. "Hopefully this is a sign that we are poised for a good spring market."

Mr. Lee noted that condominiums continue to present an affordable ownership option with 820 sales of condo apartments averaging \$143,510 and 408 sales of condo townhouses averaging \$148,309 last month.

TREB's 4,341 single-family dwelling sales, which were reported throughout the Greater Toronto Area, totalled \$931,480,676, and averaged \$214,577. The median price was \$184,000.

Breaking down the total 1,711 sales were reported in TREB's 28 West districts and averaged \$199,809; 639 sales were reported in the 14 Central districts and averaged \$313,516; 772 sales were reported in the 23 North districts and averaged \$234,247; and 1,219 sales were reported in TREB's 21 East districts and averaged \$170.986.

In addition to the sales of single-family dwellings, TREB Members reported 855 sales of properties of other types (P.O.T.) during February moving the total to 5,196. The dollar volume for properties of all types (P.A.T.) was \$1,158,307,291, and the average price was \$222,923.



Jan Feb Mar Apr May June July Aug Sept Oct Nov Dec

Number of MLS Sales

7000

6000

5000

4000

3000

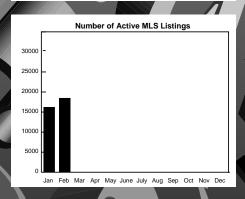
2000

10000

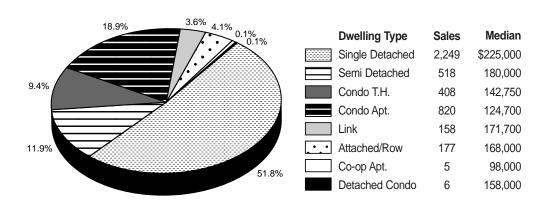
5000

S.F.D





Single-Family Residential Breakdown



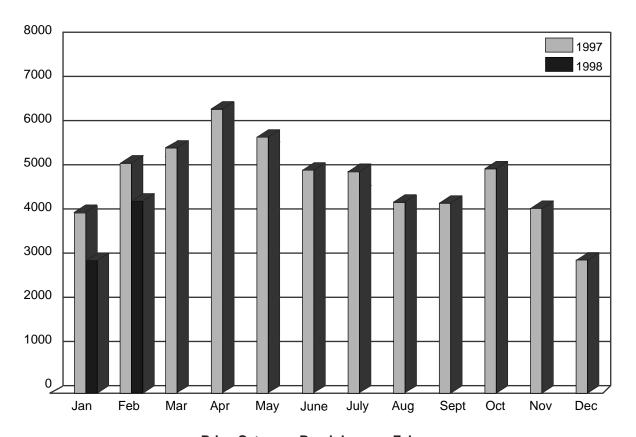
Housing Market Indicators

	February 1997	February 1998	% Change
Sales*	5,200	4,341	(-16%)
New Listings*	8,010	7,571	(-5%)
Active Listings**	18,480	18,453	(-0.1%)

Single-Family Dwellings Only

Properties All Types including Single-Family Dwellings.

Single-Family Dwelling Sales Comparison



Price Category Breakdown — February

Price Range		<u>Tota</u>	Total S.F.D. Cond		ndo Apt.	do Apt. Condo T.H.		
Up	to	\$90,000	180	(4.2)	127	(15.5)	28	(6.9)
90,001	to	110,000	245	(5.6)	150	(18.3)	32	(7.8)
110,001	to	120,000	197	(4.5)	97	(11.8)	34	(8.3)
120,001	to	130,000	215	(5.0)	91	(11.1)	44	(10.8)
130,001	to	140,000	221	(5.1)	63	(7.7)	57	(14.0)
140,001	to	150,000	224	(5.2)	47	(5.7)	54	(13.2)
150,001	to	160,000	242	(5.6)	48	(5.9)	41	(10.1)
160,001	to	170,000	285	(6.6)	27	(3.3)	32	(7.8)
170,001	to	180,000	278	(6.4)	31	(3.8)	20	(4.9)
180,001	to	190,000	259	(6.0)	16	(2.0)	16	(3.9)
190,001	to	200,000	214	(4.9)	14	(1.7)	10	(2.5)
200,001	to	225,000	445	(10.2)	33	(4.0)	22	(5.4)
225,001	to	250,000	341	(7.9)	28	(3.4)	8	(2.0)
250,001	to	300,000	399	(9.2)	15	(1.8)	4	(1.0)
300,001	to	400,000	326	(7.5)	19	(2.3)	5	(1.2)
400,001	to	500,000	126	(2.9)	9	(1.1)	_	(—)
500,001	to	750,000	103	(2.4)	3	(0.4)	1	(0.2)
750,000	to	1,000,000	24	(0.4)	2	(0.2)	_	(—)
1,000,001	to	1,500,000	15	(0.3)	_	(—)	_	(—)
Over		1,500,000	2	(0.1)	_	(—)	_	(—)
TOTAL			4,341	100.0	820*	100.0	408**	100.0

^{* 820} condominium apartments sold for \$117,678,544, averaging \$143,510

^{** 408} condominium townhouses sold for \$60,510,351, averaging \$148,309.

Single-Family Residential February 1998

February 1998 continued

<u>Area</u>	Listed	Re-runs	<u>Sales</u>	<u>Dollar Volume</u>	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	272 132 130 181 36 152 192 69 127 51 120 110	110 56 49 69 22 57 91 36 59 20 73 39	86 51 43 66 11 53 79 17 56 23 22 33	\$16,766,983 21,132,810 20,791,199 27,488,099 2,779,000 13,401,980 14,360,717 8,550,814 21,375,299 5,677,977 12,316,150 7,719,488	\$194,965 414,369 483,516 416,486 252,636 252,868 181,781 502,989 381,702 246,869 559,825 233,924	\$159,450 319,000 347,800 396,050 256,500 235,000 157,000 540,000 329,294 255,000 549,500 215,000
C-14 C-15	188 235	80 113	35 64	12,335,200 15,641,055	352,434 244,391	278,000 220,500
Total	1,995	874	639	\$200,336,771	\$313,516	\$255,000
<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	201 232 267 165 36 136 173 187 174 290 54 38 44 74 62 189 86 85 12 23 36 82 50	96 108 116 88 16 55 63 71 89 148 14 18 21 28 24 72 33 32 7 9 13 18 16	56 52 61 46 7 46 94 58 44 68 14 23 17 68 24 23 3 4 11 27 9	\$15,087,000 13,346,450 17,960,250 11,986,130 2,338,200 12,363,915 19,032,790 16,009,100 9,798,700 18,804,900 3,548,400 1,227,500 5,454,000 4,683,450 3,562,900 9,766,300 4,062,000 3,959,200 649,500 526,900 1,643,500 4,053,400 974,300	\$269,411 256,663 294,430 260,568 334,029 268,781 202,476 276,019 222,698 276,543 253,457 409,167 389,571 203,628 209,582 143,622 169,250 172,139 216,500 131,725 149,409 150,126 108,256	\$260,000 245,000 225,500 267,500 274,000 232,775 189,200 270,500 252,000 231,950 328,000 297,500 210,000 141,500 163,750 158,000 220,000 112,000 165,000 157,000 109,900
Total	2,696	1,155	772	\$180,838,785	\$234,247	\$210,000
Grand Total	12,866	5,295	4,341	\$931,480,676	\$214,577	\$184,000

Listed includes Reruns: East (1,460-40%) West (1,806-39%) Central (874-44%) North(1,155-43%) * Sales to Listings Ratio (SFD only): 33.7%

	AVERAGE DAYS ON MARKET	AVERAGE LIST TO SALE PRICE RATIO
EAST WEST	44 42	97% 97%
CENTRA	AL 41	97%
NORTH	55	96%

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

97%

45

TOTAL

Two Month Single-Family January to February 1998

<u>Area</u>	<u>Listed</u>	<u>Sales</u>	Dollar Volume	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	223 325 478 219 573 260 553 389 257 253 393 94 526 436 369 772 388 27 53 97	68 98 181 68 146 64 144 116 86 62 101 30 176 162 136 252 115 3 12 22 41	\$12,085,333 21,900,431 31,487,350 10,573,530 26,420,686 11,362,450 25,189,023 19,370,488 12,750,113 13,137,700 15,524,638 4,953,900 31,672,943 27,844,700 24,816,721 32,006,450 17,526,700 674,500 2,026,100 3,587,700 6,647,140	\$177,725 223,474 173,963 155,493 180,964 177,538 174,924 166,987 148,257 211,898 153,709 165,130 179,960 171,881 182,476 127,010 152,406 224,833 168,842 163,077 162,125	\$164,000 205,250 166,500 164,000 172,000 162,450 172,000 163,750 155,375 214,950 155,000 172,250 180,500 168,000 175,000 124,250 145,000 227,500 164,500 167,000
Total	6,818	2,083	\$351,558,596	\$168,775	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	137 254 333 268 351 298 135 474 190 448 358 390 229 461 431 - 151 553 716 246 15 816 598 38 6 178 257 143	54 78 106 73 97 94 40 163 58 144 92 126 72 185 134 - 50 210 262 89 4 306 218 12 1 81 77 45	\$12,390,600 19,784,300 15,825,800 11,293,350 13,143,350 19,381,950 9,410,100 47,373,400 11,399,695 20,522,396 19,936,965 31,043,890 12,700,700 26,631,750 29,331,101 	\$229,456 253,645 149,300 154,703 135,498 206,191 235,253 290,634 196,546 142,517 216,706 246,380 176,399 143,955 218,889 - 143,994 203,175 201,834 287,715 332,250 181,973 164,852 214,658 219,500 194,769 258,427 150,807	\$223,250 227,500 150,250 130,000 111,000 195,000 222,000 241,900 185,197 126,000 194,000 189,500 167,000 129,000 210,500
Total	8,474	2,871	\$566,730,103	\$1 97,398	N/A

Two Month Single-Family continued January to February 1998

<u>Area</u>	Listed	<u>Sales</u>	Dollar Volume	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	483 265 211 354 83 275 367 117 226 96 213 203 354 434	136 86 71 121 18 82 123 25 80 40 40 68 69 116	\$25,840,483 32,278,710 28,500,149 48,394,906 4,985,000 19,933,980 22,862,992 11,467,714 31,505,549 9,464,477 22,260,150 14,979,588 21,326,288 28,610,743	\$190,004 375,334 401,411 399,958 276,944 243,097 185,878 458,709 393,819 236,612 556,504 220,288 309,077 246,644	\$160,000 285,000 250,700 380,000 264,500 233,750 157,675 445,000 334,294 243,750 533,500 203,000 265,000 219,000
Total	3,681	1,075	\$322,410,729	\$299,917	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-17 N-18 N-19 N-20 N-21 N-22 N-23 N-24	376 425 533 332 58 267 349 365 318 575 104 66 90 141 128 379 162 165 25 42 60 156 92	99 96 116 73 12 84 143 96 84 119 22 6 19 35 37 110 41 40 6 10 16 40 14	\$26,820,778 24,699,256 33,610,150 20,151,620 3,877,400 21,927,065 28,383,690 26,616,850 19,353,945 33,283,813 6,331,400 1,954,500 7,021,000 6,879,850 8,339,800 15,290,640 6,718,020 6,788,200 1,299,500 1,276,400 2,535,000 5,912,900 1,572,800	\$270,917 257,284 289,743 276,050 323,117 261,036 198,487 277,259 230,404 279,696 287,791 325,750 369,526 196,567 225,400 139,006 163,854 169,705 216,583 127,640 158,438 147,823 112,343	\$270,000 257,000 229,500 270,000 278,250 235,500 188,000 267,750 214,500 260,000 239,500 284,000 283,000 188,900 209,500 134,895 163,000 156,500 208,500 116,000 165,000 109,950
Total	5,208	1,318	\$310,644,577	\$235,694	N/A
Grand Total	24,181	7,347	\$1,551,344,005	\$211,153	N/A
Includes Re-ru	ns:				
	East Central	2,729 1,585	West 3,227 North 2,156		

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

Single-Family East Breakdown February 1998

	<u>s</u>	Det ales	ached Houses Av. Price	Med. F	Price	<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-8 E-9 E-10		10 25 59 22 21 29 29 29 20 30	196,900 258,783 210,185 188,980 246,704 191,524 230,972 210,547 194,692 240,260	178,2 247,5 189,5 183,5 243,0 173,0 225,0 195,0 196,5 232,4	00 00 00 00 00 00 00 00 50	17 29 24 1 8 7 11 3 4		186,261 200,488 205,075 156,000 189,277 170,329 183,200 178,333 161,438	167,183 192,550 194,600 156,000 191,500 166,000 182,500 175,000
E-11 E-12		22 12	217,445 185,033	185,5 175,5	00	10		161,700	162,500
E-13 E-14 E-15 E-16 E-17 E-18 E-19 E-20		43 71 49 78 34 3 9	223,540 191,598 217,429 139,250 168,618 224,833 174,244 173,700	212,0 182,0 206,0 137,0 163,2 227,5 153,0 167,9	00 00 00 50 00 00	4 5 8 37 1 -		172,750 147,500 143,319 117,151 100,000 - -	170,500 143,500 142,950 117,500 100,000
E-21	т	26 ownhouse Cond	167,977 ominiums	167,2 C c	25 ondominium A _l	- partments		- Link Houses	-
E-1	Sales 1	Av. Price 107,000	Med. Price 107,000	<u>Sales</u>	Av. Price	Med. Price	<u>Sales</u>	Av. Price	Med. Price
E-2 E-3 E-4 E-5	3 1 3 13	169,000 120,000 114,200 142,215	163,000 120,000 119,000 142,000	3 29 15 33	149,000 105,362 105,479 148,758	155,000 95,000 110,000 134,000	- - - 3	210,667	209,000
E-6 E-7	6	154,481	150,250	6 17	160,225 116,235	137,675 117,000	- 4	187,975	175,950
E-8 E-9	8 9	134,725 111,861	135,750 125,000	23 16	109,854 120,348	99,500 120,787	-	-	-
E-9 E-10 E-11 E-12 E-13 E-14 E-15 E-16 E-17	6 5 7 6 7 18 2	6 142,633 5 131,700 7 128,000 6 136,167 7 123,500 18 78,872	125,000 142,450 132,000 123,000 130,000 130,000 68,200 133,800	4 18 1 15 8 1 3	93,625 101,502 90,000 112,854 112,500 54,000 80,400	95,250 102,000 90,000 106,134 102,250 54,000 76,700	5 1 6 3 12 13 23	177,400 165,000 176,875 156,333 158,496 132,685 141,265	168,000 165,000 169,500 156,000 155,725 134,000 141,000
E-18 E-19 E-20	-	-	-	-	-	-	-	-	-
E-21	-	-	-	-	-	-	-	-	-
	<u>Sales</u>	Attached/Row <u>Av. Price</u>	Med. Price	<u>Sales</u>	o-op Apartmen Av. Price	Med. Price	Sales	etached Condon <u>Av. Price</u>	Med. Price
E-1 E-2 E-3 E-4	5 3 1	181,580 186,167 119,500	184,000 175,500 119,500	- - -	-	-	-	-	-
E-5 E-6	3	173,433	173,000	-	-	-	-	-	-
E-7 E-8	4	167,125	167,750	-	-	-	-	-	-
E-9 E-10	-	-	-	-	-	-	-	-	-
E-11 E-12	6	144,600	145,900	-	-	-	2	155,950 -	155,950 -
E-12 E-13 E-14 E-15 E-16 E-17	6 5 5 1 10	163,750 143,400 150,180 105,000 116,800	164,500 145,000 145,500 105,000 115,750	- - -	-	- - - -	1 - -	132,000	132,000
E-18 E-19	10	144,000	144,000	-	-	-	-	-	-
E-20 E-21	-	-		-	-	-	-	-	-

Single-Family Central Breakdown February 1998

	<u>S</u>	Det ales	ached Houses Av. Price	Med. Pr	<u>ice</u>	<u>Sales</u>		etached Houses <u>Av. Price</u>	Med. Price
C-1 C-2 C-3 C-4 C-6		3 16 27 54 10	334,338 524,019 592,659 446,976 258,650	273,000 399,000 451,000 410,000 260,250)))	9 15 12 5		256,622 404,567 196,825 294,044	250,000 275,000 175,250 292,000
C-7 C-8 C-9		20 2 11	342,399 262,000 631,074	282,500 262,000 635,000))	5 10		241,000 220,122	245,000 217,609
C-10 C-11		34 8	460,909 424,063	402,500 415,000))	14 5		280,893 283,700	286,000 283,000
C-12 C-13 C-14		20 10 24	585,745 329,170 418,933	567,450 330,000 309,500	0	7		201,857	203,000
C-14 C-15		23	348,404	335,100		9		218,556	219,000
	To <u>Sales</u>	ownhouse Cond Av. Price	ominiums <u>Med. Price</u>	Con <u>Sales</u>	dominium A	partments <u>Med. Price</u>	<u>Sales</u>	Link Houses Av. Price	Med. Price
C-1 C-2 C-3	2 3	180,000 260,967	180,000 221,000	68 11 2	180,285 367,928 411,750	150,450 297,000 411,750	-	-	-
C-4 C-6	- 1	192,500	- 192,500	7	268,743	185,000	-	-	-
C-7 C-8	3 2	171,167 236,900	180,000 236,900	24 59	192,104 161,876	170,500 154,000	1	225,000	225,000
C-9	1	569,000	569,000	2	286,000	286,000	-	-	-
C-10 C-11	3 1	235,633 84,000	217,000 84,000	5 9	213,002 86,997	200,010 74,200	-	-	-
C-12 C-13	1	225,000	225,000	1 14	376,250	376,250	-	-	-
C-13 C-14	2 2	206,000 235,500	206,000 235,500	9	185,913 201,089	178,000 160,000	-	-	-
C-15	16	165,141	154,750	16	188,656	146,500	-	-	-
		Attached/Row		Co-	op Apartmen	ts		etached Condom	iniums
	<u>Sales</u>	Av. Price	Med. Price	<u>Sales</u>	Av. Price	Med. Price	<u>Sales</u>	Av. Price	Med. Price
C-1	4	208,750	202,000	-	-	-	-	-	-
C-2 C-3	6 2	308,317 802,000	251,950 802,000	-	-	-	-	-	-
C-4	-	-	-	-	-	-	-	-	-
C-6 C-7	-	-	-	-	-	-	-	-	-
C-8	6	268,500	267,000	-	-	-	-	-	-
C-9 C-10	-	-	-	3	156,000	185,000	-	-	-
C-11	-	-	-	-	-	-	-	-	-
C-12 C-13	-	-	<u>-</u>	-	-	-	-	-	-
C-13	-	-	-	-	-	-	-	-	-
C-15	-	-	-	-	-	-	-	-	-

Single-Family North Breakdown February 1998

	S	Det ales	ached Houses Av. Price	Med. Price	-	Sales	Semi-D	Detached Houses Av. Price	Med. Price
N-1 N-2 N-3 N-4		30 23 32 38	341,050 323,398 393,270 276,893	334,000 299,000 374,500 272,250		3 1 2 5		222,667 241,000 174,000 183,240	229,000 241,000 174,000 174,000
N-5 N-6 N-7 N-8 N-10 N-11		7 33 66 43 11 42	334,029 292,178 222,527 300,735 296,109 321,536	274,000 249,500 216,000 283,000 290,000 295,000		6 9 5 1		204,092 162,267 244,300 182,000 223,500	188,500 157,000 225,000 182,000 223,500
N-12 N-13 N-14 N-15 N-16		14 3 14 22 16	253,457 409,167 389,571 205,384 212,306	231,950 328,000 297,500 211,000 195,500		- - - -		- - - -	-
N-17 N-18 N-19 N-20		66 14 17 3	144,680 185,064 183,724 216,500	141,500 180,750 166,500 220,000		2		140,250 - -	140,250
N-21 N-22 N-23 N-24		4 11 25 9	131,725 149,409 152,856 108,256	112,000 165,000 159,900 109,900		- -		- - -	- - -
	To <u>Sales</u>	ownhouse Condon Av. Price	niniums <u>Med. Price</u>	Condo <u>Sales</u>	minium Apar Av. Price	rtments <u>Med. Price</u>	<u>Sales</u>	Link Houses Av. Price	Med. Price
N-1 N-2 N-3 N-4	8 8 5	192,400 213,688 176,600	186,750 211,750 161,000	10 17 13 1	152,380 192,459 171,515 110,000	133,000 179,900 169,000 110,000	4 2 3	228,000 213,500 216,167	226,500 213,500 215,500
N-5 N-6 N-7 N-8	2 7 3	269,750 157,521 179,167	269,750 157,000 170,500	1 5	213,000 121,790	213,000 124,500	1 1 -	198,000 152,000	198,000 152,000
N-10 N-11 N-12	10	181,790	184,750	2	208,500	208,500	32 12 -	198,734 217,250	195,000 219,850
N-13 N-14 N-15	-	-	- - -	- - -	-	- -	-	-	-
N-16 N-17 N-18 N-19	1 2 1	48,900 120,500 155,000	48,900 120,500 155,000	- - - -	- - -	- - -	1 6 2	168,500 158,267 159,450	168,500 160,500 159,450
N-20 N-21 N-22 N-23	-	- - -	- - -	- - -	- - -	- - -	- - - 1	- - - 122,000	- - 122,000
N-24	-	-	-	-	-	-	-	-	-
	<u>Sales</u>	Attached/Row Av. Price	Med. Price	Sales	Apartments Av. Price	Med. Price	Sales	etached Condomin Av. Price	Med. Price
N-1 N-2 N-3 N-4	1 1 6 2	212,500 259,000 211,067 218,990	212,500 259,000 206,700 218,990	- - -	- - -	- - -	- - -	- - -	- - -
N-5 N-6 N-7 N-8	3 6 7	182,333 170,333 188,357	176,000 167,500 185,000	- - -	- - -	- - -	- - -	- - -	- - -
N-10 N-11 N-12 N-13	1	235,000	235,000	- - -	- - -	- - -	- - -	- - -	- - -
N-14 N-15 N-16	1	165,000 166,000	165,000 166,000	- - -	- - -	- - -	- - -	- - -	- - -
N-17 N-18 N-19 N-20	3	120,667 -	119,000 -	- - -	- - -	- - -	- - -	- - -	- - -
N-21 N-22 N-23 N-24	- - 1 -	110,000	110,000	- - -	- - -	- - -	- - -	- - -	- - -

Single-Family West Breakdown February 1998

				rei	oruary 1998				
W-1 W-2 W-3 W-4 W-5 W-6 W-7 W-8	<u>S</u>	ales 14 26 32 16 10 31 16 63	tached Houses <u>Av. Price</u> 302,586 332,381 147,669 209,275 219,500 186,305 297,763 397,479	Med. Price 270,000 285,500 144,500 209,000 228,000 190,000 274,500 285,000		Sales 14 18 20 1 12 2	Semi-	Detached Houses <u>Av. Price</u> 215,179 187,883 168,543 180,000 196,958 155,700 - 199,967	Med. Price 217,500 183,000 156,000 180,000 192,250 155,700
W-9 W-10 W-12 W-13 W-14 W-15 W-16 W-17		12 23 34 44 12 13 43	297,458 228,065 266,087 367,869 255,783 229,269 261,837	262,250 208,500 239,500 330,300 246,500 218,500 242,600		3 2 3 4 14 3 9 8		196,250 179,833 206,250 169,625 205,500 187,889 180,500	196,250 185,500 199,000 168,750 205,000 185,000 177,500
W-18 W-19 W-20 W-21 W-22 W-23 W-24		6 51 74 34 2 101 52	164,867 258,433 239,127 353,291 372,000 208,134 196,819	169,000 252,000 225,500 283,300 372,000 200,000 195,125		9 2 30 3 - 32 23		171,878 188,700 187,347 179,833 - 160,802 168,865	168,000 188,700 189,450 176,000 - 159,950 168,000
W-25 W-26 W-27 W-28 W-29		6 - 45 34 15	183,500 215,392 269,476 185,033	180,000 201,000 259,150 158,000		1 - 1 - 9		166,400 144,000 124,100	166,400 144,000 126,000
		wnhouse Condor			minium Apart		Colon	Link Houses	Mod Drice
W-1 W-2 W-3 W-4	<u>Sales</u> 1 - -	77,000	Med. Price 77,000 - -	Sales 3 1 13 21	Av. Price 170,333 225,000 106,119 94,595	Med. Price 138,000 225,000 93,000 101,000	<u>Sales</u> - - -	Av. Price	Med. Price
W-5 W-6 W-7 W-8 W-9 W-10 W-12	6 1 1 3 1 17 3	105,667 149,000 200,000 133,833 188,000 123,259 151,833	100,000 149,000 200,000 135,000 188,000 124,000 155,000	27 24 8 33 13 38 20	83,056 226,471 138,813 140,367 101,942 97,770 115,595	78,000 214,000 120,500 123,000 115,500 94,700 111,500	- - - - -	- - - - - -	- - - - -
W-13 W-14 W-15 W-16 W-17	20 16 13 12	138,725 137,563 152,846 147,958	139,500 156,750 153,000 135,000	6 9 71 6	117,633 109,556 122,665 138,500	113,450 124,500 121,000 121,000	- 1 5	187,000 191,680	187,000 191,000
W-18 W-19 W-20 W-21 W-22	9 36 44 1	119,144 157,134 162,250 146,000	119,000 163,850 149,000 146,000	3 20 6 4	91,333 147,075 91,733 149,500	89,000 133,000 85,250 117,000	3 4 -	185,333 186,375	182,000 189,000
W-23 W-24 W-25 W-26 W-27	12 18 2 - 6	139,117 124,583 142,250	140,000 125,750 142,250 - 126,500	7 16 - - 2	130,286 104,931 - - 95,000	135,000 104,450 - - 95,000	7 1 - -	173,214 198,000 - - 140,000	167,500 198,000 - - 140,000
W-27 W-28	-	133,583	120,500	-	95,000	95,000	-	140,000	140,000
W-29	2 Sales	107,500 Attached/Row Av. Price	107,500 Med. Price	1 Co-op <u>Sales</u>	90,000 Apartments Av. Price	90,000 Med. Price	- I <u>Sales</u>	- Detached Condom <u>Av. Price</u>	
W-1 W-2	2 4	188,750 160,850	188,750 159,950	-	-	-	-	-	-
W-3 W-4	2	223,500	223,500	-	-	-	-	-	-
W-5 W-6	2	127,050	127,050	2	79,750	79,750	-	-	-
W-7 W-8	1	362,900	362,900	-	-	-	-	-	-
W-9 W-10	-	-	-	-	-	-	-		-
W-12 W-13	2	163,500	- 163,500	-	-	-	-	-	-
W-13 W-14 W-15	1	167,000	167,000	- -	-	- -	-	-	-
W-16 W-17	1	188,500	188,500	-	-	-	-	-	
W-18	-	-	-	-	-	-	-	-	-
W-19 W-20	10 5	196,850 190,430	195,000 188,750	-	-	-	3	158,050	158,000
W-21 W-22	8 -	234,875	191,000	-	-	-	-	-	
W-23 W-24	23 10	157,389 149,650	156,000 153,000	- -	-	- -	-	-	:
W-25 W-26	-	-		-	-	<u>.</u> -	-	-	-
W-26 W-27 W-28 W-29	1 2 2	166,000 166,000 108,200	166,000 166,000 108,200	- - -	-	- - -	- - -	- - -	-

Year	* Number of Sales (Property of all types))	* Dollar Volume (Property of all types)	* Average Price (Property of all type	s)
1953	2,699		\$ 38,935,130	\$ 14,424	
1954	3,061		44,835,245	14,647	
1955	3,555		53,153,433	14,952	
1956	4,885		73,486,822	15,043	
1957	5,916		93,072,456	15,732	
1958 1959	7,968 9,559		128,163,813	16,085	
1960	9,339		158,821,137 151,828,112	16,615 16,329	
1961	9,264		151,314,565	16,334	
1962	9,669		161,878,920	16,742	
1963	11,096	* Number of Sales	183,272,930	16,517	*Average Price
1964	13,895	(Single-Family Only)	241,218,500	17,370	(Single-Family Only)
1965	14,890		281,164,558	18,883	
1966	14,883	13,428	326,687,333	21,950	\$ 21,360
1967	14,886	12,432	367,415,993	24,681	24,078
1968 1969	15,570 15,817	12,245 12,493	430,301,604 473,422,285	27,637 29,931	26,732 28,929
1970	13,076	10,498	394,123,765	30,141	29,492
1971	15,587	13,085	496,009,054	31,822	30,426
1972	17,037	14,613	580,579,218	34,078	32,513
1973	19,561	16,335	862,742,566	44,105	40,605
1974	20,680	17,318	1,160,586,426	56,121	52,806
1975	26,088	22,020	1,517,817,465	58,180	57,581
1976	22,575	19,025	1,417,814,546	62,805	61,389
1977	24,335	20,512	1,630,809,263	67,015	64,559
1978 1979	24,778 27,060	21,184 23,466	1,707,519,316 2,068,819,999	68,913 73,992	67,333 70,830
1980	30,977	26,017	2,478,889,915	80,023	75,694
1981	35,434	29,625	3,373,355,403	95,201	90,203
1982	28,936	25,336	2,825,353,787	97,724	95,496
1983	34,896	30,046	3,668,093,732	105,115	101,626
1984	36,206	31,905	3,845,980,469	106,225	102,318
1985	51,514	45,509	5,957,686,711	115,652	109,094
1986	54,815	52,919	8,195,016,831	149,503	138,925
1987 1988	51,149 61,441	43,475 49,381	10,287,088,795	201,120 249,632	189,105 229,635
1989	47,447	38,960	15,234,986,682 13,863,276,860	292,185	273,698
1990	31,652	26,779	8,264,140,752	261,094	255,020
1991	44,510	38,144	10,606,078,479	238,285	234,313
1992	49,113	41,703	10,705,964,103	217,986	214,971
1993	46,561	38,990	9,885,955,838	212,323	206,490
1994	52,796	44,237	11,516,814,224	218,138	208,921
1995	47,100	39,273	9,902,240,806	210,238	203,028
1996	65,760	55,779	13,497,191,369	205,249	198,150
1997					
January	4,979	4,080	1,057,416,009	212,375	198,798
February	6,140	5,200	1,287,100,706	209,625	207,221
March	6,545	5,550	1,407,362,108	215,028	210,207
April	7,626	6,423	1,747,789,607	229,188	213,107
May	6,918	5,797	1,560,456,411	225,565	216,904
June July	6,069 6,009	5,046 5,024	1,344,451,039 1,321,621,647	221,528 219,940	215,638 213,634
August	5,009 5,159	5,024 4,317	1,142,782,104	219,940 221,512	213,634 211,785
Septembe		4,298	1,135,176,105	220,038	213,567
October	6,035	5,077	1,330,266,221	220,425	211,791
November		4,185	1,134,135,799	221,424	212,127
December	3,769	3,017	865,690,228	229,687	205,710
TOTAL	69,530	58,014	15,334,247,984	220,541	211,307
1998					
January	3,583	3,006	769,557,270	214,780	206,209
February	5,196	4,341	1,158,307,291	222,923	214,577
TOTAL	8,779	7,347	1,927,864,561	219,599	211,153

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

