### March breaks 5,000 sales

TORONTO - Thursday, April 2, 1998 -The spring market is underway with TREB Members reporting 5,005 sales of singlefamily dwellings in March, Toronto Real Estate Board President Jimmy Lee announced today.

"This is the third year in a row that March sales have surpassed 5,000," commented Mr. Lee. "And while this March was not as strong as the previous two years, we are still pleased with the results."

Last month's sales were down 10 per cent from 5.550 in March 1997 and down 6 per cent from 5,350 in March 1996. Month over month, sales were up 15 per cent from 4,341 in February.

The average price moved up three per cent in March to \$221,564 from \$214,577 in February. The median also rose to \$187,000 up from \$184,000 in February.

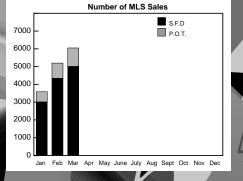
Active listings rose to 20,654 last month, up 12 per cent from 18,453 in February. and up one per cent from 20,459 last

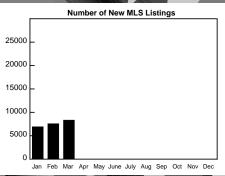
March. The increase in inventory is good news for prospective purchasers, commented Mr. Lee.

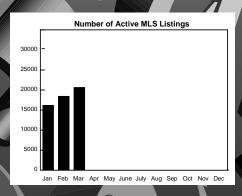
TREB's 5,005 single-family dwelling sales, which were reported throughout the Greater Toronto Area, totalled \$1,108,931,801, and averaged \$221,564. The median price was \$187,000.

Breaking down the total 1,875 sales were reported in TREB's 28 West districts and averaged \$203,907; 773 sales were reported in the 14 Central districts and averaged \$322,118; 927 sales were reported in the 23 North districts and averaged \$245,727; and 1,430 sales were reported in TREB's 21 East districts and averaged \$174,699.

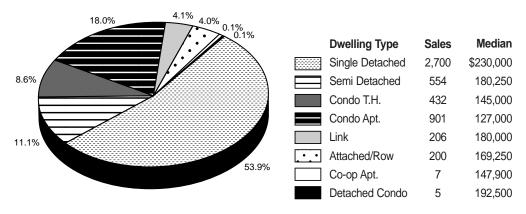
In addition to the sales of single-family dwellings, TREB Members reported 1,043 sales of properties of other types (P.O.T.) during March moving the total to 6,048. The dollar volume for properties of all types (P.A.T.) was \$1,372,946,908, and the average price was \$227,008.







#### Single-Family Residential Breakdown



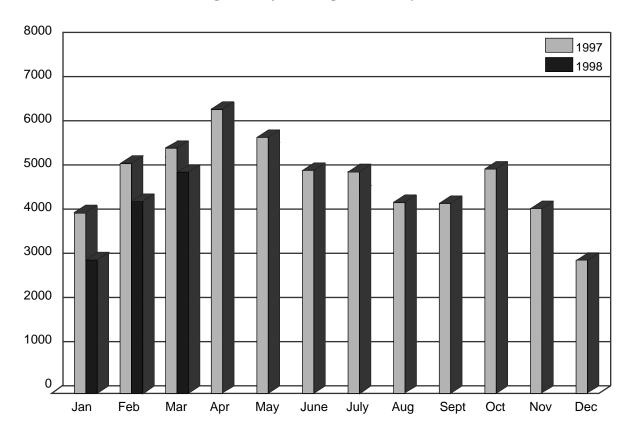
#### **Housing Market Indicators**

	March 1997	March 1998	% Change
Sales*	5,550	5,005	(-10%)
New Listings*	8,416	8,338	(-1%)
Active Listings**	20,459	20,654	(+1%)

Single-Family Dwellings Only

Properties All Types including Single-Family Dwellings.

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



Price Category Breakdown — March

Pric	ce R	<u>ange</u>	<u>Tota</u>	I S.F.D.	Co	Condo Apt. C		Condo T.H.	
Up	to	\$90,000	186	(3.7)	129	(14.3)	23	(5.3)	
90,001	to	110,000	257	(5.1)	165	(18.3)	31	(7.2)	
110,001	to	120,000	183	(3.7)	87	(9.7)	34	(7.9)	
120,001	to	130,000	253	(5.1)	102	(11.3)	61	(14.1)	
130,001	to	140,000	241	(4.8)	76	(8.5)	47	(10.9)	
140,001	to	150,000	277	(5.5)	60	(6.7)	50	(11.6)	
150,001	to	160,000	269	(5.4)	49	(5.4)	49	(11.3)	
160,001	to	170,000	322	(6.4)	39	(4.3)	47	(10.9)	
170,001	to	180,000	322	(6.4)	27	(3.0)	16	(3.7)	
180,001	to	190,000	303	(6.1)	23	(2.6)	18	(4.2)	
190,001	to	200,000	231	(4.6)	22	(2.4)	10	(2.3)	
200,001	to	225,000	477	(9.5)	38	(4.2)	23	(5.3)	
225,001	to	250,000	420	(8.4)	25	(2.8)	5	(1.2)	
250,001	to	300,000	491	(9.8)	24	(2.7)	10	(2.3)	
300,001	to	400,000	420	(8.4)	16	(1.8)	7	(1.6)	
400,001	to	500,000	175	(3.5)	10	(1.1)	_	(—)	
500,001	to	750,000	130	(2.6)	4	(0.4)	1	(0.2)	
750,000	to	1,000,000	32	(0.7)	4	(0.4)	_	(—)	
1,000,001	to	1,500,000	11	(0.2)	1	(0.1)	_	(—)	
Over		1,500,000	5	(0.1)	_	(—)	_	(—)	
TOTAL			5,005	100.0	901*	100.0	432**	100.0	

<sup>\* 901</sup> condominium apartments sold for \$133,612,525, averaging \$148,293

<sup>\*\* 432</sup> condominium townhouses sold for \$65,397,117, averaging \$151,382.

### Single-Family Residential March 1998

<u>Area</u>	<u>Listed</u>	Re-runs	<u>Sales</u>	<u>Dollar Volume</u>	Av. Price	Med. Price
<u>East</u>						
E-1	191	81	59	\$11,951,699	\$202,571	\$185,000
E-2	216	108	57	15,076,350	264,497	225,000
E-3	298	128	103	17,365,350	168,596	172,000
E-4	156	60	62	10,277,150	165,760	174,000
E-5	305	136	90	16,877,400	187,527	189,000
E-6 E-7	128 308	61 126	49 91	8,814,900 17,226,769	179,896	169,000
E-8	207	100	77	17,226,768 12,897,900	189,305 167,505	185,000 165,000
E-9	128	57	47	7,571,850	161,103	159,000
E-10	171	86	51	11,699,500	229,402	213,900
E-11	241	118	67	10,687,600	159,516	158,000
E-12	77	38	17	2,840,000	167,059	168,500
E-13	289	140	120	22,770,627	189,755	182,500
E-14	311	138	82	14,339,300	174,870	171,250
E-15	224	91	106	18,988,010	179,132	174,950
E-16	491	188	193	24,321,816	126,020	123,000
E-17 E-18	229 18	104 13	86 4	12,920,055 1,582,000	150,233 395,500	145,000 271,750
E-19	20	10	7	1,612,000	230,286	233,000
E-20	71	31	32	5,067,900	158,372	143,350
E-21	74	32	30	4,931,800	164,393	159,500
Total	4,153	1,846	1,430	\$249,819,975	\$174,699	\$166,950
	4,133	1,040	1,430	\$249,019,973	\$174,099	\$100,930
West						
W-1	90	40	33	\$9,022,800	\$273,418	\$252,500
W-2	137	56	57	13,553,700	237,784	224,900
W-3	219	108	50	7,521,600	150,432	144,250
W-4 W-5	131 187	67 75	41 52	6,610,000 7,235,290	161,220 139,140	168,000 117,995
W-6	160	70	54	10,450,727	193,532	180,250
W-7	94	48	44	13,189,725	299,766	284,500
W-8	216	102	106	32,392,300	305,588	259,500
W-9	110	44	39	7,027,400	180,190	162,500
W-10	243	110	90	13,493,750	149,931	139,500
W-12	209	87	61	12,531,750	205,439	178,000
W-13	256	118	70	19,481,200	278,303	225,000
W-14	180	81	61	12,213,350	200,219	196,000
W-15 W-16	295 261	117 119	108 108	15,452,750	143,081	126,000
W-17	201	-	100	22,209,151	205,640	194,250
W-17 W-18	71	27	32	5,042,400	157,575	175,300
W-19	385	164	125	26,804,590	214,437	206,000
W-20	464	210	163	36,136,490	221,696	200,000
W-21	133	57	55	15,371,150	279,475	267,000
W-22	9	3	1	323,000	323,000	323,000
W-23	461	155	243	44,922,850	184,868	174,500
W-24	371	119	145	23,416,238	161,491	157,900
W-25	15	4	4	910,500	227,625	203,250
W-26	122	- 20	2	624,000	312,000	312,000
W-27 W-28	122 131	39 70	47 43	9,586,200 10,385,900	203,962 241,533	195,000 220,000
W-29	91	29	41	6,416,700	156,505	146,000
Total	5,043	2,119	1,875	\$382,325,511	\$203,907	\$181,900

#### March 1998 continued

<u>Area</u>	Listed	Re-runs	<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	294 179 154 255 44 183 192 79 150 79 151 122 208 271	115 69 73 104 20 77 74 35 59 34 90 58 83 111	100 59 51 100 9 50 71 22 66 28 25 58 39 95	\$20,958,288 22,745,118 23,960,380 41,178,393 3,231,500 13,057,000 13,019,698 11,241,900 24,084,450 7,815,000 19,339,988 13,851,650 11,229,000 23,284,778	\$209,583 385,510 469,811 411,784 359,056 261,140 183,376 510,995 364,916 279,107 773,600 238,822 287,923 245,103	\$167,000 267,000 415,000 368,500 285,000 254,500 172,000 402,500 323,250 285,000 535,000 215,000 265,000 222,000
Total	2,361	1,002	773	\$248,997,143	\$322,118	\$260,000
<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	222 255 335 173 44 165 226 232 191 332 63 39 47 57 56 201 84 114 19 16 42 84 54	97 105 160 66 19 79 91 96 86 148 30 26 18 23 32 73 38 44 8 7 16	75 86 73 46 13 60 97 59 65 91 12 11 8 28 15 60 25 53 6 4 6 23 11	\$20,643,496 25,055,737 20,025,777 12,471,748 4,588,500 15,607,650 21,357,850 17,288,250 15,131,816 26,277,650 3,277,500 5,053,000 2,916,000 5,649,818 3,170,750 9,611,400 4,369,980 8,120,300 986,000 575,500 908,400 3,326,400 1,375,650	\$275,247 291,346 274,326 271,125 352,962 260,128 220,184 293,021 232,797 288,765 273,125 459,364 364,500 201,779 211,383 160,190 174,799 153,213 164,333 143,875 151,400 144,626 125,059	\$261,000 269,400 223,000 252,500 278,000 234,000 215,000 272,500 216,000 283,000 229,000 334,500 312,000 192,259 182,000 138,000 175,000 147,900 147,900 147,250 154,500 147,000 122,000
Total	3,051	1,303	927	\$227,789,172	\$245,727	\$222,500
Grand Total	14,608	6,270	5,005	\$1,108,931,801	\$221,564	\$187,000
Listed includes	Reruns: East (	1,846-44%)	West (2,119-42%)	Central (1,002-42%)	North (1,303-43%)	

\* Sales to Listings Ratio (SFD only): 34.2%

	AVERAGE DAYS ON MARKET	AVERAGE LIST TO SALE PRICE RATIO
EAST	42	97%
WEST	40	97%
CENTRAL	38	97%
NORTH	54	96%
TOTAL	43	97%

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

#### Three Month Single-Family January to March 1998

<u>Area</u>	Listed	<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-16 E-17 E-18 E-19 E-20 E-21	414 541 776 375 878 388 861 596 385 424 634 171 815 747 593 1,263 617 45 73 168 207	127 155 284 130 236 113 235 193 133 113 168 47 296 244 242 445 201 7 19 54 71	\$24,037,032 36,976,781 48,852,700 20,850,680 43,298,086 20,177,350 42,415,791 32,268,388 20,321,963 24,837,200 26,212,238 7,793,900 54,443,570 42,184,000 43,804,731 56,328,266 30,446,755 2,256,500 3,638,100 8,655,600 11,578,940	\$189,268 238,560 172,017 160,390 183,466 178,561 180,493 167,194 152,797 219,798 156,025 165,828 183,931 172,885 181,011 126,580 151,476 322,357 191,479 160,289 163,084	\$169,125 212,000 168,000 171,500 178,000 166,000 179,500 164,000 157,000 214,900 156,500 169,500 181,000 124,000 124,000 124,000 125,000 182,800 152,500 165,000
Total	10,971	3,513	\$601,378,571	\$171,187	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	227 391 552 399 538 458 229 690 300 691 567 646 409 756 692 - 222 938 1,180 379 24 1,277 969 53 8 300 388 234	87 135 156 114 149 148 84 269 97 234 153 196 133 293 242 - 82 335 425 144 5 549 363 16 3 128 120 86	\$21,413,400 33,338,000 23,347,400 17,903,350 20,378,640 29,832,677 22,599,825 79,765,700 18,427,095 34,016,146 32,468,715 50,525,090 24,914,050 42,084,500 51,540,252	\$246,131 246,948 149,663 157,047 136,769 201,572 269,046 296,527 189,970 145,368 212,214 257,781 187,324 143,633 212,976 - 149,294 207,377 209,452 284,568 330,400 183,254 163,510 217,900 281,167 198,144 252,373 153,523	\$229,000 226,000 146,500 135,250 113,990 186,750 255,500 246,875 182,395 128,900 185,000 200,500 182,000 128,000 202,000 
Total	13,517	4,746	\$949,055,614	\$199,970	N/A

### Three Month Single-Family continued January to March 1998

<u>Area</u>	Listed	<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 C-14 C-15	777 444 365 609 127 458 559 196 376 175 364 325 562 705	236 145 122 221 27 132 194 47 146 68 65 126 108 211	\$46,798,771 55,023,828 52,460,529 89,573,299 8,216,500 32,990,980 35,882,690 22,709,614 55,589,999 17,279,477 41,600,138 28,831,238 32,555,288 51,895,521	\$198,300 379,475 430,004 405,309 304,315 249,932 184,962 483,183 380,753 254,110 640,002 228,819 301,438 245,950	\$162,500 275,000 273,750 374,500 265,000 243,000 163,450 425,000 325,125 256,250 534,000 211,000 265,000 220,750
Total	6,042	1,848	\$571,407,872	\$309,203	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  Total	598 680 868 505 102 432 575 597 509 907 167 105 137 198 184 580 246 279 44 58 102 240 146	174 182 189 119 25 144 240 155 149 210 34 17 27 63 52 170 66 93 12 14 22 63 25	\$47,464,274 49,754,993 53,635,927 32,623,368 8,465,900 37,534,715 49,741,540 43,905,100 34,485,761 59,561,463 9,608,900 7,007,500 9,937,000 12,529,668 11,510,550 24,902,040 11,088,000 14,908,500 2,285,500 1,851,900 3,443,400 9,239,300 2,948,450	\$272,783 273,379 283,788 274,146 338,636 260,658 207,256 283,259 231,448 283,626 282,615 412,206 368,037 198,884 221,357 146,483 168,000 160,306 190,458 132,279 156,518 146,656 117,938	\$265,000 263,500 226,000 268,500 278,000 234,000 199,450 270,000 267,500 238,000 330,000 289,000 189,500 203,250 135,750 163,250 150,000 189,500 127,000 165,000 147,000
Grand					
Total	38,789	12,352	\$2,660,275,806	\$215,372	N/A

Includes Re-runs:

East	4,575	West	5,346
Central	2,587	North	3,459

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

### Single-Family East Breakdown March 1998

	<u>s</u>	Det <u>ales</u>	ached Houses Av. Price	Med. P	rice	<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		18 22 46 31 31 40 39	216,914 344,977 205,084 203,792 241,042 183,785 232,694 210,263	180,00 273,50 185,12 201,50 241,00 171,00 225,80 193,00	00 25 00 00 00 00 00	36 30 26 5 3 6 10		195,454 225,828 187,081 167,400 183,500 169,250 185,670 164,000	184,750 212,500 185,250 163,000 183,000 169,750 184,450 164,000
E-9 E-10 E-11 E-12 E-13 E-14 E-15 E-16 E-17 E-18 E-19 E-20		24 46 25 11 64 61 74 109 34 4 7 28	192,871 239,587 200,922 180,818 227,825 187,959 193,567 139,100 174,284 395,500 230,286 162,675	190,00 218,50 183,00 170,00 227,50 186,00 195,00 140,00 166,92 271,75 233,00 147,88	00 00 00 00 00 00 00 25 50	1 7 3 7 3 4 38 5		174,500 161,114 154,333 175,714 154,167 138,600 114,787 108,100	174,500 160,000 155,000 173,500 158,000 138,000 115,250 107,000
E-21	To Sales	ownhouse Cond Av. Price	163,855 ominiums Med. Price	155,00 <b>Co</b> <u>Sales</u>	ndominium A Av. Price	partments Med. Price	<u>Sales</u>	Link Houses Av. Price	Med. Price
E-1	<u>Sales</u>	AV. Price	wied. Price	<u>Sales</u>	AV. PIICE	<u>wea. Price</u>	<u>Sales</u>	Av. Price	wed. Frice
E-2 E-3 E-4	1 3 8	240,000 132,000 159,313	240,000 129,000 151,000	3 28 18	90,000 95,407 102,672	69,000 83,000 107,750	-	-	- - -
E-5 E-6	16 1	156,863 148,000	153,000 148,000	28 2	143,393 150,000	134,500 150,000	8	204,000	204,000
E-7 E-8 E-9 E-10	7 7 9 3	169,000 125,229 108,889	157,000 124,900 118,000	21 28 14	121,976 116,350 140,211	119,000 107,500 139,000	7 1 -	191,786 189,000 -	197,000 189,000 -
E-10 E-11 E-12 E-13	5 - 11	131,333 143,930 - 135,273	130,000 138,750 - 123,000	1 18 2 21	110,000 106,472 107,500 125,643	110,000 110,000 107,500 112,308	2 1 8	167,300 173,000 168,488	167,300 173,000 167,550
E-14 E-15 E-16 E-17	4 4 23 2	127,350 117,268 90,350 119,500	126,450 124,285 95,500 119,500	6 6 7 2	104,900 123,958 95,014 109,000	104,750 126,500 67,000 109,000	1 11 12 36	176,000 163,891 135,033 143,100	176,000 164,900 137,500 143,750
E-18	-	-	-	-	109,000	109,000	-	143,100	143,750
E-19 E-20 E-21	-	- - -	-	- - 1	180,000	180,000	- 4 -	128,250 -	123,750
	0-1	Attached/Row	Mad Delas		-op Apartmen	ts		etached Condon	
E-1	Sales 5	<u>Av. Price</u> 202,180	Med. Price 200,000	<u>Sales</u>	Av. Price	Med. Price	<u>Sales</u>	Av. Price	Med. Price
E-2 E-3	1 -	202,000	202,000	-	-		-	-	-
E-4 E-5	4	174,450	176,900	-	-	-	-	-	-
E-6 E-7	7	- 172,571	175,000	-	-	-	-	-	-
E-8 E-9	-	-	-	-	-	-	-	-	-
E-10 E-11	9	153,500	155,000	-	-	-	1	184,500	184,500
E-12 E-13	9	- 165,044	169,800	-	-	-	-	-	-
E-14 E-15	7 7	156,643 156,286	157,000 159,500	-		-	-	-	-
E-16 E-17	4 7	108,625 120,758	108,750 123,000	-	-	-	-	-	-
E-18 E-19	-	-	-	-	-	-	-	-	-
E-20	-	-	-	-	-	-	-	-	-
E-21	-	-	-	-	-	-	-	-	-

#### Single-Family Central Breakdown March 1998

	<u>S</u> :	Det <u>ales</u>	ached Houses Av. Price	Med. Pr	<u>ice</u>	<u>Sales</u>	Semi-D	etached Houses <u>Av. Price</u>	Med. Price
C-1 C-2 C-3 C-4 C-6		6 16 37 83 9	261,150 500,132 518,891 441,396 359,056	267,450 551,500 472,000 391,000 285,000	) ) )	11 15 7 5		246,950 299,787 286,914 281,300	231,850 262,500 159,900 276,000
C-7 C-8 C-9 C-10 C-11		25 10 33 14	332,460 - 718,100 483,382 412,964	295,000 578,000 410,000 389,000	0 - 0 0 0	5 8 5 16 4		258,800 262,105 451,500 306,800 287,600	265,000 290,500 368,500 274,500 287,000
C-12 C-13		24 22	795,125 333,386	540,000 333,000	)	7		202,214	215,000
C-14 C-15		18 36	384,222 368,535	321,500 333,750	0	16		217,049	221,500
	To <u>Sales</u>	ownhouse Cond <u>Av. Price</u>	ominiums <u>Med. Price</u>	Con <u>Sales</u>	dominium A Av. Price	partments <u>Med. Price</u>	<u>Sales</u>	Link Houses Av. Price	Med. Price
C-1 C-2	1	170,000	170,000	76 23	199,216 356,400	152,500 259,000	-	-	-
C-3	-	-	-	4	368,250	400,000	-	-	-
C-4 C-6	-	-	-	12 -	261,333	153,750 -	-	-	-
C-7	2 5	197,500	197,500	16	161,344	154,000	2	237,500	237,500
C-8 C-9	1	192,580 338,000	164,000 338,000	51 3	162,360 267,500	154,000 222,500	-	-	-
C-10 C-11	6 2	223,842 86,000	212,500 86,000	11 8	171,000 88,888	170,000 79.000	-	-	_
C-12	1	257,000	257,000	-	-	-	-	-	-
C-13 C-14	5 3	191,280 303,333	195,000 305,000	24 18	172,719 189,056	165,500 186,500	-	-	-
C-15	17	159,576	159,990	25	144,398	124,500	1	222,000	222,000
		Attached/Row		Co	op Apartmen	40	<b>D</b>	etached Condom	iniumo
	<u>Sales</u>	Attached/Row Av. Price	Med. Price	<u>Sales</u>	Av. Price	Med. Price	<u>Sales</u>	Av. Price	Med. Price
C-1	6	227,417	216,000	-	_	-	-	-	-
C-2 C-3	5 1	409,800 1,075,000	400,000 1,075,000	2	102,500	102,500	-	-	-
C-4	-	1,075,000	1,075,000	-	102,300	102,300	-	-	-
C-6 C-7	-	-	-	-	-	-	-	-	-
C-8	7	239,943	230,000	-	_	-	-	-	-
C-9 C-10	-	-	-	3	220,967	175,000	-	-	-
C-11	-	-	-	-	-	-	-	-	_
C-12 C-13	-	<u>-</u>	-	-	-	-	-	<u>-</u>	<u>-</u>
C-14	-	-	-	-	-	-	-	-	-
C-15	-	-	-	-	-	-	-	-	-

### Single-Family North Breakdown March 1998

	<u>Sales</u>	Detached Houses Av. Price	Med. Price	<u>Sales</u>	Semi-Detached Houses Av. Price	Med. Price
N-1	38	355,634	329,444	1	195,000	195,000
N-2	52	353,451	331,500	-	· -	· -
N-3	39	355,277	377,000	_	-	-
N-4	36	301,194	286,500	5	191,656	184,900
N-5	13	352,962	278,000	-	· -	· -
N-6	38	311,850	272,000	10	178,890	175,750
N-7	71	246,057	235,000	8	157,750	162,000
N-8	49	308,558	286,250	5	238,500	234,000
N-10	23	286,178	279,500	2	185,500	185,500
N-11	65	316,545	298,000	1	188,000	188,000
N-12	12	273,125	229,000	-	-	-
N-13	11	459,364	334,500	_	-	-
N-14	8	364,500	312,000	_	-	-
N-15	27	203,512	195,018	_	-	-
N-16	15	211,383	182,000	-	-	-
N-17	57	160,805	138,000	_	-	-
N-18	17	190,293	184,000	1	132,000	132,000
N-19	31	161,111	148,900	5	125,530	126,000
N-20	6	164,333	176,000	-	-	,
N-21	4	143,875	147,250	_	-	-
N-22	6	151,400	154,500	_	-	_
N-23	23	144,626	147,000	-	-	-
N-24	11	125,059	122,000	-	-	-
		•	-			

	Townhouse Condominiums				Condominium Apartments			Link Houses		
	<u>Sales</u>	Av. Price	Med. Price	<u>Sales</u>	Av. Price	Med. Price	<u>Sales</u>	Av. Price	Med. Price	
N-1	11	193,036	165,000	17	169,000	155,500	7	244,143	250,000	
N-2	5	223,400	215,500	21	183,157	170,000	6	209,167	205,000	
N-3	8	184,185	171,500	19	170,526	160,000	4	215,125	212,500	
N-4	-	-	-	4	122,375	124,000	-	-	-	
N-5	-	-	-	-	· -	· -	-	-	-	
N-6	4	149,338	150,125	3	136,667	135,000	2	207,000	207,000	
N-7	8	134,350	123,000	4	141,625	137,550	2	166,250	166,250	
N-8	-	, <u>-</u>	, <u>-</u>	-	· -	, <u>-</u>	1	226,000	226,000	
N-10	1	192,990	192,990	-	-	-	39	204,763	203,000	
N-11	5	183,320	182,000	3	250,100	255,000	17	226,312	221,000	
N-12	-	, <u>-</u>	, <u>-</u>	-	· -	, <u>-</u>	-	, <u>-</u>	· -	
N-13	-	-	-	-	-	-	-	-	-	
N-14	-	-	-	-	-	-	-	-	-	
N-15	-	-	-	-	-	-	-	-	-	
N-16	-	-	-	-	-	-	-	-	-	
N-17	1	189,000	189,000	1	110,500	110,500	1	146,000	146,000	
N-18	2	127,750	127,750	-		· -	5	149,500	147,000	
N-19	3	107,333	107,000	1	90,000	90,000	6	153,883	150,500	
N-20	-	´ -	· -	-	· -	· -	-	, -	· -	
N-21	-	-	-	-	-	-	-	-	-	
N-22	-	-	-	-	-	-	-	-	-	
N-23	-	-	-	-	-	-	-	-	-	
N-24	_	_	_	_	_	_	_	_	_	

		Attached/Row		Co-op Apartments			<b>Detached Condominiums</b>		
	<u>Sales</u>	Av. Price	Med. Price	Sales	Av. Price	Med. Price	<u>Sales</u>	Av. Price	Med. Price
N-1	1	229,000	229,000	_	_	_	_	_	_
N-2	2	229,000	229,000	_	_	_	_	_	_
N-3	3	198,667	207,000	_	_	_	_	_	_
N-4	1	181,000	181,000	_	_	_	_	_	_
N-5		101,000	101,000						
N-6	3	182,367	179,100				_		
N-7	4	163,000	160,000						
N-8	4	187,600	183,950	-	-	-	-	-	-
N-10	4	167,600	103,930	-	-	-	-	-	-
	-	-	-	-	-	-	-	-	-
N-11	-	-	-	-	-	-	-	-	-
N-12	-	-	-	-	-	-	-	-	-
N-13	-	-	-	-	-	-	-	-	-
N-14	<del>.</del>		-	-	-	-	-	-	-
N-15	1	155,000	155,000	-	-	-	-	-	-
N-16	-	-	-	-	-	-	-	-	-
N-17	-	-	-	-	-	-	-	-	-
N-18	-	-	-	-	-	-	-	-	-
N-19	4	127,350	126,250	-	-	-	3	217,833	202,000
N-20	-	-	-	-	-	-	-	-	-
N-21	-	-	-	-	-	-	-	-	-
N-22	-	-	-	-	-	-	-	-	-
N-23	-	-	-	-	-	-	-	-	-
N-24	-	-	-	-	-	-	-	-	-

### Single-Family West Breakdown March 1998

				IV	iaicii 1990				
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	Sales  18 28 27 20 9 29 35 68 17 37 32 40 20 12 47		stached Houses Av. Price 364.061 277,532 158,159 198,650 239,822 181,692 325,583 379,385 267,935 207,927 261,795 379,566 273,550 253,008 252,357	A. Price         Med. Price           .64,061         351,750           .77,532         274,000           58,159         148,000           98,650         182,500           .39,822         212,000           81,692         180,000           .255,583         295,000           .79,385         315,000           .67,935         250,000           .07,927         208,000           .61,795         251,500           .79,566         317,500           .73,550         270,000           .53,008         240,750           .52,357         234,000		Sales  8 23 15 4 10 3 1 2 1 1 2 11 2 11 2 11 1 2 11 1 2 11 1 2 11 1 1 2 1 1 2 1 1 2 1 1 2 1 2 1 1 2 1 2 1 1 2 1 2 1 1 2 1 2 1 1 2 2 1 2 2 1 2		etached Houses Av. Price  185,588 199,796 161,620 193,500 194,550 175,847 237,200 214,000 204,000 195,000 181,500 171,127 206,811 182,550 182,790	Med. Price 180,000 197,000 146,500 217,750 193,500 160,000 237,200 214,000 195,000 181,500 166,000 205,000 183,450 181,500
W-10 W-20 W-21 W-22 W-23 W-24 W-25 W-26 W-27 W-28 W-29		55 78 39 1 143 58 4 2 41 39 24	272,534 278,956 322,213 323,000 205,958 197,484 227,625 312,000 215,895 247,897 181,190	260,000 243,500 282,000 323,000 191,000 203,250 312,000 217,000 225,000 163,500		10 25 - 34 20 - - - 1		205,750 187,462 - - 166,862 171,538 - - - 174,000 128,190	164,500 188,000 
		ownhouse Condo			ominium Apart			Link Houses	
10/ 4	Sales	Av. Price	Med. Price	<u>Sales</u>	Av. Price	Med. Price	<u>Sales</u>	Av. Price	Med. Price
W-1 W-2 W-3 W-4 W-5 W-6 W-7 W-8	7 - 2 3 2	127,271 - 288,500 318,467	129,900 - 288,500 127,500	7 2 7 15 26 17 5 32	140,714 230,500 97,429 93,667 86,173 235,488 143,400 151,588	136,000 230,500 93,000 97,000 88,500 224,800 153,000 128,950			- - - - -
W-9 W-10 W-12 W-13 W-14 W-15 W-16	12 8 12 16 18 25	234,500 127,425 159,750 134,521 142,788 142,278 156,708	234,500 124,500 155,250 135,500 156,250 145,000 155,000	19 38 17 5 11 71 8	94,711 97,378 125,635 94,280 140,123 120,949 153,363	87,500 92,250 123,000 97,000 133,500 120,000 128,500	2 - - 3 - 3	188,000 - 233,367 - 209,333	188,000 - 234,000 215,000
W-17 W-18 W-19 W-20 W-21 W-22 W-23	7 27 46 3 -	117,286 163,544 161,404 118,067	119,000 164,500 148,000 97,500	- 4 24 4 4 - 6	88,000 148,300 109,875 183,538	85,500 133,250 110,250 179,500 -	- - 1 2 - 8	180,000 167,250 177,738	180,000 167,250 - 178,000
W-24 W-25 W-26 W-27	24 - - 4	133,106 - 122,125	125,825 - - 121,250	27 - - 1	105,057 - - 102,500	100,000 - - 102,500	- - 1	143,500	143,500
W-28 W-29	3 Sales	104,667 Attached/Row Av. Price	107,000 Med. Price	1 Co-op <u>Sales</u>	83,000 Apartments Av. Price	83,000 Med. Price	2 - De <u>Sales</u>	184,950 - etached Condomin <u>Av. Price</u>	184,950 - niums <u>Med. Price</u>
W-1 W-2 W-3 W-4 W-5 W-6 W-7	4 1 2 - 3 1 1	181,625 145,000 229,000 - 171,278 263,125 359,900	177,000 145,000 229,000 160,833 263,125 359,900	2	68,500	68,500	-	-	- - - - - - -
W-9 W-10 W-12 W-13 W-14 W-15 W-16 W-17	2 2 2 2 1 1	188,750 165,250 177,500 173,000 188,800	188,750 165,250 177,500 173,000 188,800	-	-	-		-	- - - - - -
W-18 W-19 W-20 W-21 W-22 W-23 W-24	9 9 6 - 34 16	198,089 183,028 200,000 - 155,716 156,269	196,500 174,000 186,500 153,500 159,450	- - - - - -	- - - - -	- - - - -	- - 1 - -	182,000	182,000 - -
W-25 W-26 W-27 W-28 W-29	- - 1 3	174,000 129,750	174,000 129,250	- - - -	- - - -	- - -	- - - -	-	- - - -

Year	* Number of Sales (Property of all types	)	* Dollar Volume (Property of all types)	* Average Price (Property of all type	es)
1953 1954 1955 1956 1957 1958 1959	2,699 3,061 3,555 4,885 5,916 7,968 9,559 9,298		\$ 38,935,130 44,835,245 53,153,433 73,486,822 93,072,456 128,163,813 158,821,137 151,828,112	\$ 14,424 14,647 14,952 15,043 15,732 16,085 16,615 16,329	
1961 1962 1963 1964 1965	9,264 9,669 11,096 13,895 14,890	* Number of Sales (Single-Family Only)	151,314,565 161,878,920 183,272,930 241,218,500 281,164,558	16,334 16,742 16,517 17,370 18,883	*Average Price (Single-Family Only)
1966 1967 1968 1969 1970	14,883 14,886 15,570 15,817 13,076	13,428 12,432 12,245 12,493 10,498	326,687,333 367,415,993 430,301,604 473,422,285 394,123,765	21,950 24,681 27,637 29,931 30,141	\$ 21,360 24,078 26,732 28,929 29,492
1971 1972 1973 1974 1975 1976	15,587 17,037 19,561 20,680 26,088 22,575	13,085 14,613 16,335 17,318 22,020 19,025	496,009,054 580,579,218 862,742,566 1,160,586,426 1,517,817,465 1,417,814,546	31,822 34,078 44,105 56,121 58,180 62,805	30,426 32,513 40,605 52,806 57,581 61,389
1977 1978 1979 1980 1981	24,335 24,778 27,060 30,977 35,434	20,512 21,184 23,466 26,017 29,625	1,630,809,263 1,707,519,316 2,068,819,999 2,478,889,915 3,373,355,403	67,015 68,913 73,992 80,023 95,201	64,559 67,333 70,830 75,694 90,203
1982 1983 1984 1985 1986 1987 1988	28,936 34,896 36,206 51,514 54,815 51,149 61,441	25,336 30,046 31,905 45,509 52,919 43,475 49,381	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	97,724 105,115 106,225 115,652 149,503 201,120 249,632	95,496 101,626 102,318 109,094 138,925 189,105 229,635
1989 1990 1991 1992 1993 1994 1995	47,447 31,652 44,510 49,113 46,561 52,796 47,100 65,760	38,960 26,779 38,144 41,703 38,990 44,237 39,273 55,779	13,863,276,860 8,264,140,752 10,606,078,479 10,705,964,103 9,885,955,838 11,516,814,224 9,902,240,806 13,497,191,369	292,185 261,094 238,285 217,986 212,323 218,138 210,238 205,249	273,698 273,698 255,020 234,313 214,971 206,490 208,921 203,028 198,150
1997 January February March April May June July	4,979 6,140 6,545 7,626 6,918 6,069 6,009	4,080 5,200 5,550 6,423 5,797 5,046 5,024	1,057,416,009 1,287,100,706 1,407,362,108 1,747,789,607 1,560,456,411 1,344,451,039 1,321,621,647	212,375 209,625 215,028 229,188 225,565 221,528 219,940	198,798 207,221 210,207 213,107 216,904 215,638 213,634
August Septembe October November December	5,159 or 5,159 6,035 r 5,122	4,317 4,298 5,077 4,185 3,017	1,32,782,1047 1,142,782,104 1,135,176,105 1,330,266,221 1,134,135,799 865,690,228	221,512 220,038 220,425 221,424 229,687	211,785 213,567 213,567 211,791 212,127 205,710
TOTAL	69,530	58,014	15,334,247,984	220,541	211,307
<b>1998</b> January February March	3,583 5,196 6,048	3,006 4,341 5,005	769,557,270 1,158,307,291 1,372,946,908	214,780 222,923 227,008	206,209 214,577 221,564
TOTAL	14,827	12,352	3,300,811,469	222,622	215,372

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

