

## Economic Indicators

### Real GDP Growth

Q4	2022	0.0% ▼
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### Toronto Employment Growth

February	2023	1.2% ▲
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### Toronto Unemployment Rate (SA)

February	2023	5.8% ▼
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### Inflation (Yr./Yr. CPI Growth)

February	2023	5.2% ▼
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### Bank of Canada Overnight Rate

March	2023	4.5% —
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### Prime Rate

March	2023	6.7% —
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### Mortgage Rates March 2023

1 Year	▼	6.29%
3 Year	—	6.14%
5 Year	—	6.49%

## Sources and Notes

- i - Statistics Canada, Quarter-over-quarter growth, annualized.
- ii - Statistics Canada, Year-over-year growth for the most recently reported month.
- iii - Bank of Canada, Rate from most recent Bank of Canada announcement.
- iv - Bank of Canada, Rates for most recently completed month.

## GTA REALTORS® Release March Stats

TORONTO, ONTARIO, April 5, 2023 – Greater Toronto Area (GTA) housing market conditions tightened in March 2023. Sales accounted for an increased share of listings in comparison to March 2022, suggesting that competition between buyers is on the rise. The average sale price was above the average list price for the first time since May 2022.

“As we moved through the first quarter, Toronto Regional Real Estate Board (TRREB) Members were increasingly reporting that competition between buyers was heating up in many GTA neighbourhoods. The most recent statistics bear this out,” said TRREB President Paul Baron. “Recent consumer polling also suggests that demand for ownership housing will continue to recover this year. Look for first-time buyers to lead this recovery, as high average rents move more closely in line with the cost of ownership.”

GTA REALTORS® reported 6,896 sales through TRREB’s MLS® System in March 2023 – down 36.5 per cent compared to March 2022. On a month-over-month basis, actual and seasonally adjusted sales were up. New listings were also down on a year-over-year basis, but by a much greater annual rate. This points to tighter market conditions compared to last year.

“Lower inflation and greater uncertainty in financial markets has resulted in medium-term bond yields to trend lower. This has and will continue to result in lower fixed rate borrowing costs this year. Lower borrowing costs will help from an affordability perspective, especially as tighter market conditions exert upward pressure on selling prices in the second half of 2023,” said TRREB Chief Market Analyst Jason Mercer.

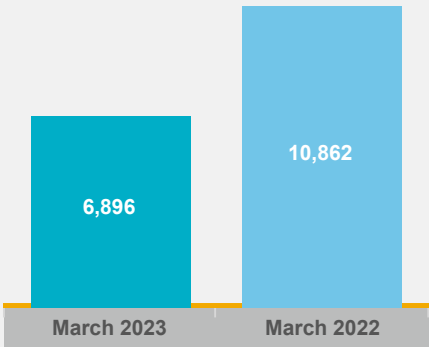
The MLS® Home Price Index composite benchmark was down by 16.2 per cent on a year-over-year basis, but up month-over-month on both an actual and seasonally adjusted basis. Similarly, the average selling price was down by 14.6 per cent year-over-year to \$1,108,606. The average selling price was up month-over-month on an actual and seasonally adjusted basis.

“As population growth continues at a record pace on the back of immigration, first-time buying intentions will remain strong. Because the number of homes for sale is expected to remain low, it will also be important to have substantial rental supply available. Unfortunately, this is not something we have at the present time. We need to see a policy focus on bringing more purpose-built rental units on line over the next number of years,” said TRREB CEO John DiMichele.

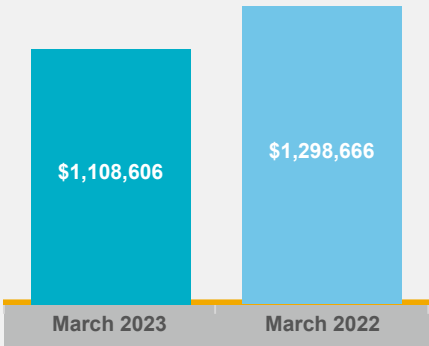
## Sales & Average Price by Major Home Type

March 2023	Sales			Average Price		
	416	905	Total	416	905	Total
Detached	666	2,334	3,000	\$1,708,373	\$1,400,246	\$1,468,651
Semi-Detached	202	354	556	\$1,262,629	\$988,233	\$1,087,924
Townhouse	230	937	1,167	\$973,878	\$926,237	\$935,626
Condo Apt	1,410	711	2,121	\$732,944	\$645,305	\$703,566
YoY % change	416	905	Total	416	905	Total
Detached	-38.7%	-37.6%	-37.8%	-10.8%	-14.3%	-13.5%
Semi-Detached	-39.0%	-45.4%	-43.2%	-18.3%	-17.6%	-17.4%
Townhouse	-40.1%	-35.0%	-36.1%	-12.9%	-14.2%	-14.0%
Condo Apt	-33.8%	-29.7%	-32.5%	-11.9%	-15.1%	-13.0%

## TRREB MLS® Sales Activity



## TRREB MLS® Average Price



## Year-Over-Year Summary

	2023	2022	% Chg
Sales	6,896	10,862	-36.5%
New Listings	11,184	20,061	-44.3%
Active Listings	10,120	10,157	-0.4%
Average Price	\$1,108,606	\$1,298,666	-14.6%
Avg. LDOM	19	8	137.5%
Avg. PDOM	27	11	145.5%

SUMMARY OF EXISTING HOME TRANSACTIONS

All Home Types, March 2023

City of Toronto Municipal Breakdown

	Sales	Dollar Volume	Average Price	Median Price	New Listings	SNLR Trend	Active Listings	Mos Inv (Trend)	Avg. SP/LP	Avg. LDOM	Avg. PDOM
All TRREB Areas	6,896	\$7,644,945,803	\$1,108,606	\$965,000	11,184	46.7%	10,120	2.3	101%	19	27
City of Toronto	2,521	\$2,658,553,448	\$1,054,563	\$850,000	4,318	46.0%	4,292	2.5	101%	20	29
Toronto West	655	\$644,550,045	\$984,046	\$900,000	1,089	47.0%	1,087	2.5	100%	23	33
Toronto W01	38	\$45,873,400	\$1,207,195	\$1,142,950	70	49.0%	81	2.1	102%	20	22
Toronto W02	60	\$70,269,996	\$1,171,167	\$1,103,500	94	50.8%	86	1.8	101%	24	32
Toronto W03	38	\$41,557,816	\$1,093,627	\$1,076,750	85	46.0%	66	2.4	102%	21	29
Toronto W04	60	\$52,210,318	\$870,172	\$860,259	110	46.6%	131	2.6	100%	23	35
Toronto W05	104	\$85,467,913	\$821,807	\$879,500	157	48.0%	153	2.7	99%	26	38
Toronto W06	121	\$110,163,711	\$910,444	\$808,000	188	44.2%	185	2.7	101%	24	32
Toronto W07	24	\$38,002,499	\$1,583,437	\$1,422,000	43	53.3%	36	1.8	102%	17	24
Toronto W08	131	\$127,066,012	\$969,970	\$720,000	216	47.6%	218	2.4	99%	22	33
Toronto W09	31	\$35,475,600	\$1,144,374	\$1,105,000	41	48.6%	44	2.4	98%	31	42
Toronto W10	48	\$38,462,780	\$801,308	\$850,000	85	42.5%	87	3.0	100%	21	29
Toronto Central	1,266	\$1,414,607,490	\$1,117,383	\$785,188	2,279	43.2%	2,498	2.9	100%	21	31
Toronto C01	379	\$316,021,869	\$833,831	\$728,000	661	42.9%	751	3.0	100%	20	29
Toronto C02	58	\$87,489,871	\$1,508,446	\$1,230,000	146	39.4%	192	3.6	98%	28	44
Toronto C03	40	\$51,970,730	\$1,299,268	\$1,132,750	83	42.0%	84	2.9	100%	22	32
Toronto C04	59	\$136,343,220	\$2,310,902	\$2,040,000	116	47.0%	122	2.3	99%	21	24
Toronto C06	25	\$29,098,918	\$1,163,957	\$729,000	57	40.4%	65	3.0	99%	16	33
Toronto C07	83	\$93,635,238	\$1,128,135	\$769,000	134	44.9%	143	2.8	99%	23	32
Toronto C08	193	\$161,803,528	\$838,360	\$706,000	389	38.7%	442	3.3	100%	21	32
Toronto C09	19	\$32,797,000	\$1,726,158	\$1,117,000	33	51.9%	38	2.3	100%	30	34
Toronto C10	75	\$81,628,398	\$1,088,379	\$821,000	126	44.6%	129	2.6	101%	15	22
Toronto C11	25	\$29,590,100	\$1,183,604	\$620,000	49	45.6%	49	2.4	101%	18	30
Toronto C12	23	\$83,636,000	\$3,636,348	\$2,150,000	57	34.3%	88	6.0	97%	15	27
Toronto C13	56	\$60,708,557	\$1,084,081	\$805,504	90	48.0%	81	2.4	102%	17	28
Toronto C14	112	\$122,087,954	\$1,090,071	\$787,500	156	45.7%	150	2.9	101%	23	36
Toronto C15	119	\$127,796,107	\$1,073,917	\$778,500	182	48.5%	164	2.4	102%	19	27
Toronto East	600	\$599,395,913	\$998,993	\$975,000	950	51.1%	707	1.8	107%	15	21
Toronto E01	58	\$68,700,432	\$1,184,490	\$1,089,250	90	53.3%	55	1.4	107%	18	25
Toronto E02	47	\$63,471,541	\$1,350,458	\$1,250,000	73	52.0%	64	1.5	108%	11	15
Toronto E03	75	\$89,501,448	\$1,193,353	\$1,110,000	114	51.0%	75	1.6	109%	12	18
Toronto E04	65	\$54,596,500	\$839,946	\$763,000	92	52.8%	75	1.7	105%	13	22
Toronto E05	64	\$56,373,188	\$880,831	\$755,000	109	52.6%	82	1.8	110%	15	20
Toronto E06	31	\$31,583,387	\$1,018,819	\$999,999	56	47.3%	44	2.0	105%	12	20
Toronto E07	63	\$56,017,864	\$889,172	\$847,000	88	50.8%	70	2.1	109%	17	19
Toronto E08	40	\$40,843,110	\$1,021,078	\$840,000	76	47.5%	72	2.3	99%	21	27
Toronto E09	74	\$60,862,981	\$822,473	\$702,500	87	51.6%	48	1.8	109%	14	20
Toronto E10	40	\$40,079,400	\$1,001,985	\$1,052,500	85	48.7%	66	1.9	104%	12	26
Toronto E11	43	\$37,366,062	\$868,978	\$865,000	80	51.1%	56	1.9	104%	17	31

SUMMARY OF EXISTING HOME TRANSACTIONS

All Home Types, Year-to-Date 2023  
City of Toronto Municipal Breakdown

	Sales	Dollar Volume	Average Price	Median Price	New Listings	Avg. SP/LP	Avg. LDOM	Avg. PDOM
All TRREB Areas	14,750	\$16,074,825,214	\$1,089,819	\$940,000	27,254	100%	22	32
City of Toronto	5,366	\$5,616,357,464	\$1,046,656	\$838,888	10,646	100%	23	34
Toronto West	1,435	\$1,403,435,061	\$978,004	\$862,500	2,733	99%	26	37
Toronto W01	91	\$104,280,426	\$1,145,939	\$1,000,000	196	101%	22	27
Toronto W02	127	\$153,443,714	\$1,208,218	\$1,120,000	248	101%	23	29
Toronto W03	101	\$97,517,604	\$965,521	\$950,000	190	100%	23	34
Toronto W04	154	\$132,993,901	\$863,597	\$840,000	290	99%	28	43
Toronto W05	205	\$163,046,513	\$795,349	\$845,000	366	98%	31	43
Toronto W06	261	\$235,100,713	\$900,769	\$800,000	511	99%	24	34
Toronto W07	47	\$74,801,999	\$1,591,532	\$1,322,000	89	99%	18	29
Toronto W08	273	\$291,524,923	\$1,067,857	\$725,000	531	99%	26	38
Toronto W09	69	\$68,162,638	\$987,864	\$850,000	113	97%	34	43
Toronto W10	107	\$82,562,630	\$771,613	\$770,000	199	99%	27	40
Toronto Central	2,681	\$2,969,084,724	\$1,107,454	\$780,000	5,727	99%	24	35
Toronto C01	800	\$691,431,911	\$864,290	\$716,000	1,686	99%	25	36
Toronto C02	141	\$228,135,507	\$1,617,982	\$1,235,000	368	96%	30	43
Toronto C03	92	\$121,285,328	\$1,318,319	\$994,000	206	99%	19	27
Toronto C04	126	\$264,182,162	\$2,096,684	\$1,866,088	264	98%	25	31
Toronto C06	55	\$59,103,311	\$1,074,606	\$729,000	135	99%	23	41
Toronto C07	187	\$210,281,026	\$1,124,497	\$820,000	347	99%	23	36
Toronto C08	380	\$304,226,033	\$800,595	\$690,000	970	99%	24	34
Toronto C09	41	\$82,294,300	\$2,007,178	\$1,350,000	87	99%	27	30
Toronto C10	149	\$150,255,295	\$1,008,425	\$755,000	317	101%	19	28
Toronto C11	70	\$94,243,400	\$1,346,334	\$803,500	129	100%	23	38
Toronto C12	47	\$136,669,500	\$2,907,862	\$1,780,000	129	97%	19	35
Toronto C13	121	\$136,173,169	\$1,125,398	\$820,000	219	102%	20	30
Toronto C14	217	\$232,481,855	\$1,071,345	\$775,000	397	100%	27	43
Toronto C15	255	\$258,321,927	\$1,013,027	\$757,000	473	100%	23	35
Toronto East	1,250	\$1,243,837,679	\$995,070	\$950,000	2,186	104%	19	28
Toronto E01	120	\$140,351,985	\$1,169,600	\$1,089,250	224	104%	18	29
Toronto E02	100	\$130,734,020	\$1,307,340	\$1,240,000	184	106%	13	19
Toronto E03	159	\$188,867,892	\$1,187,848	\$1,120,000	277	105%	17	29
Toronto E04	138	\$119,284,385	\$864,380	\$867,500	237	105%	17	25
Toronto E05	127	\$112,996,764	\$889,738	\$749,000	226	106%	19	28
Toronto E06	60	\$66,858,679	\$1,114,311	\$1,000,000	124	102%	20	26
Toronto E07	124	\$105,101,851	\$847,596	\$666,500	189	106%	23	29
Toronto E08	92	\$89,601,110	\$973,925	\$862,500	190	100%	22	32
Toronto E09	150	\$125,105,057	\$834,034	\$733,500	211	106%	19	27
Toronto E10	79	\$81,544,800	\$1,032,213	\$1,035,000	167	101%	18	33
Toronto E11	101	\$83,391,136	\$825,655	\$800,000	157	102%	22	36

SUMMARY OF EXISTING HOME TRANSACTIONS

Detached, March 2023

City of Toronto Municipal Breakdown

	Sales	Dollar Volume	Average Price	Median Price	New Listings	Active Listings	Avg. SP/LP	Avg. LDOM
All TRREB Areas	3,000	\$4,405,951,530	\$1,468,651	\$1,300,000	4,972	4,379	101%	17
City of Toronto	666	\$1,137,776,325	\$1,708,373	\$1,375,500	1,126	1,001	102%	16
Toronto West	223	\$311,058,140	\$1,394,880	\$1,250,000	347	321	100%	21
Toronto W01	7	\$14,285,000	\$2,040,714	\$2,175,000	9	13	100%	27
Toronto W02	16	\$26,151,380	\$1,634,461	\$1,390,500	30	26	99%	24
Toronto W03	19	\$22,338,016	\$1,175,685	\$1,100,000	44	37	102%	19
Toronto W04	27	\$31,203,618	\$1,155,690	\$1,100,000	42	46	100%	19
Toronto W05	27	\$30,173,413	\$1,117,534	\$1,120,000	32	25	98%	25
Toronto W06	27	\$36,107,434	\$1,337,312	\$1,215,000	36	38	102%	26
Toronto W07	16	\$30,858,499	\$1,928,656	\$1,536,750	26	19	102%	16
Toronto W08	42	\$67,529,600	\$1,607,848	\$1,426,500	69	70	99%	14
Toronto W09	18	\$27,542,000	\$1,530,111	\$1,274,000	22	18	98%	31
Toronto W10	24	\$24,869,180	\$1,036,216	\$987,500	37	29	100%	21
Toronto Central	202	\$507,069,294	\$2,510,244	\$2,100,000	384	422	100%	17
Toronto C01	2	\$3,627,000	\$1,813,500	\$1,813,500	10	16	94%	31
Toronto C02	8	\$20,126,000	\$2,515,750	\$2,395,500	8	12	100%	12
Toronto C03	17	\$29,354,500	\$1,726,735	\$1,750,000	38	43	100%	25
Toronto C04	43	\$116,080,220	\$2,699,540	\$2,425,000	79	71	99%	12
Toronto C06	10	\$20,109,018	\$2,010,902	\$1,600,000	24	25	99%	18
Toronto C07	23	\$49,715,400	\$2,161,539	\$1,830,000	51	54	98%	26
Toronto C08	2	\$5,800,000	\$2,900,000	\$2,900,000	3	4	98%	15
Toronto C09	5	\$16,225,000	\$3,245,000	\$3,605,000	9	11	102%	37
Toronto C10	13	\$26,924,000	\$2,071,077	\$1,925,000	15	10	101%	11
Toronto C11	7	\$17,824,100	\$2,546,300	\$2,195,000	11	6	101%	4
Toronto C12	12	\$67,096,000	\$5,591,333	\$4,946,500	39	73	96%	17
Toronto C13	12	\$25,795,550	\$2,149,629	\$1,774,000	24	25	104%	20
Toronto C14	20	\$51,868,506	\$2,593,425	\$2,350,009	29	43	101%	24
Toronto C15	28	\$56,524,000	\$2,018,714	\$1,630,600	44	29	101%	9
Toronto East	241	\$319,648,891	\$1,326,344	\$1,200,800	395	258	107%	12
Toronto E01	13	\$21,557,553	\$1,658,273	\$1,617,000	31	21	106%	17
Toronto E02	14	\$26,110,499	\$1,865,036	\$1,678,000	20	16	107%	11
Toronto E03	42	\$57,565,361	\$1,370,604	\$1,205,000	79	55	108%	11
Toronto E04	26	\$30,345,100	\$1,167,119	\$1,074,000	37	28	106%	13
Toronto E05	16	\$22,008,000	\$1,375,500	\$1,377,500	27	15	117%	7
Toronto E06	25	\$27,311,387	\$1,092,455	\$1,075,000	36	19	106%	12
Toronto E07	22	\$27,763,388	\$1,261,972	\$1,305,000	24	14	110%	13
Toronto E08	17	\$27,474,410	\$1,616,142	\$1,450,000	29	27	99%	14
Toronto E09	31	\$34,937,193	\$1,127,006	\$1,135,000	41	15	114%	8
Toronto E10	23	\$29,762,000	\$1,294,000	\$1,236,000	55	42	105%	8
Toronto E11	12	\$14,814,000	\$1,234,500	\$1,212,500	16	6	105%	20

SUMMARY OF EXISTING HOME TRANSACTIONS

Semi-Detached, March 2023

City of Toronto Municipal Breakdown

	Sales	Dollar Volume	Average Price	Median Price	New Listings	Active Listings	Avg. SP/LP	Avg. LDOM
All TRREB Areas	556	\$604,885,564	\$1,087,924	\$1,040,000	772	470	105%	13
City of Toronto	202	\$255,050,976	\$1,262,629	\$1,166,111	302	215	106%	16
Toronto West	77	\$86,189,566	\$1,119,345	\$1,040,000	116	90	102%	21
Toronto W01	9	\$13,457,000	\$1,495,222	\$1,350,000	13	10	106%	17
Toronto W02	15	\$18,688,866	\$1,245,924	\$1,231,000	19	17	102%	19
Toronto W03	15	\$16,919,800	\$1,127,987	\$1,115,000	20	15	103%	26
Toronto W04	2	\$1,840,000	\$920,000	\$920,000	9	8	99%	8
Toronto W05	32	\$30,800,900	\$962,528	\$950,000	46	29	100%	20
Toronto W06	2	\$2,258,000	\$1,129,000	\$1,129,000	6	6	95%	65
Toronto W07	0				0	1		
Toronto W08	2	\$2,225,000	\$1,112,500	\$1,112,500	2	1	99%	2
Toronto W09	0				1	1		
Toronto W10	0				0	2		
Toronto Central	53	\$82,208,593	\$1,551,106	\$1,450,000	93	80	104%	13
Toronto C01	11	\$19,247,000	\$1,749,727	\$1,510,000	36	34	101%	12
Toronto C02	8	\$12,548,071	\$1,568,509	\$1,471,500	16	14	101%	12
Toronto C03	9	\$12,912,222	\$1,434,691	\$1,360,000	10	6	101%	20
Toronto C04	4	\$7,429,000	\$1,857,250	\$1,695,500	3	2	104%	17
Toronto C06	0				0	2		
Toronto C07	2	\$2,147,000	\$1,073,500	\$1,073,500	1	3	98%	27
Toronto C08	3	\$5,310,000	\$1,770,000	\$1,810,000	7	6	103%	3
Toronto C09	0				0	3		
Toronto C10	5	\$9,226,000	\$1,845,200	\$1,710,000	4	2	106%	10
Toronto C11	1	\$1,525,000	\$1,525,000	\$1,525,000	2	1	109%	2
Toronto C12	1	\$1,391,000	\$1,391,000	\$1,391,000	0	0	117%	14
Toronto C13	4	\$4,562,000	\$1,140,500	\$1,104,000	9	4	108%	5
Toronto C14	0				0	0		
Toronto C15	5	\$5,911,300	\$1,182,260	\$1,159,000	5	3	117%	11
Toronto East	72	\$86,652,817	\$1,203,511	\$1,150,000	93	45	113%	12
Toronto E01	18	\$23,712,500	\$1,317,361	\$1,274,500	25	9	111%	17
Toronto E02	17	\$22,527,042	\$1,325,120	\$1,280,400	23	13	114%	9
Toronto E03	19	\$21,961,587	\$1,155,873	\$1,121,600	17	5	113%	11
Toronto E04	4	\$3,507,000	\$876,750	\$891,000	7	3	109%	5
Toronto E05	3	\$3,318,800	\$1,106,267	\$1,100,000	5	2	115%	7
Toronto E06	1	\$910,000	\$910,000	\$910,000	3	3	101%	6
Toronto E07	4	\$4,641,888	\$1,160,472	\$1,154,000	3	2	117%	23
Toronto E08	0				0	0		
Toronto E09	1	\$905,000	\$905,000	\$905,000	2	2	113%	6
Toronto E10	2	\$2,105,000	\$1,052,500	\$1,052,500	4	2	125%	5
Toronto E11	3	\$3,064,000	\$1,021,333	\$995,000	4	4	107%	17

SUMMARY OF EXISTING HOME TRANSACTIONS

Att/Row/Townhouse, March 2023

City of Toronto Municipal Breakdown

	Sales	Dollar Volume	Average Price	Median Price	New Listings	Active Listings	Avg. SP/LP	Avg. LDOM
All TRREB Areas	640	\$663,405,630	\$1,036,571	\$985,000	916	539	106%	14
City of Toronto	76	\$94,343,700	\$1,241,364	\$1,137,500	111	82	105%	18
Toronto West	21	\$25,791,500	\$1,228,167	\$1,220,000	30	27	103%	19
Toronto W01	1	\$1,381,000	\$1,381,000	\$1,381,000	2	2	106%	7
Toronto W02	6	\$7,869,500	\$1,311,583	\$1,260,500	6	3	105%	15
Toronto W03	1	\$640,000	\$640,000	\$640,000	5	1	107%	6
Toronto W04	0				2	3		
Toronto W05	0				4	6		
Toronto W06	6	\$7,263,000	\$1,210,500	\$1,210,000	7	4	105%	19
Toronto W07	3	\$3,919,000	\$1,306,333	\$1,325,000	2	1	100%	23
Toronto W08	2	\$2,326,500	\$1,163,250	\$1,163,250	0	2	98%	25
Toronto W09	1	\$1,252,500	\$1,252,500	\$1,252,500	1	2	97%	33
Toronto W10	1	\$1,140,000	\$1,140,000	\$1,140,000	1	3	98%	25
Toronto Central	26	\$38,036,200	\$1,462,931	\$1,429,850	44	41	101%	26
Toronto C01	13	\$17,608,700	\$1,354,515	\$1,434,700	16	11	100%	24
Toronto C02	1	\$2,060,000	\$2,060,000	\$2,060,000	5	6	94%	73
Toronto C03	0				0	1		
Toronto C04	1	\$1,090,000	\$1,090,000	\$1,090,000	0	0	109%	21
Toronto C06	0				0	1		
Toronto C07	1	\$1,341,000	\$1,341,000	\$1,341,000	0	1	99%	100
Toronto C08	6	\$10,056,500	\$1,676,083	\$1,332,500	11	14	101%	23
Toronto C09	2	\$3,132,000	\$1,566,000	\$1,566,000	2	0	105%	5
Toronto C10	0				0	0		
Toronto C11	0				0	0		
Toronto C12	0				0	0		
Toronto C13	1	\$1,260,000	\$1,260,000	\$1,260,000	3	2	97%	13
Toronto C14	1	\$1,488,000	\$1,488,000	\$1,488,000	7	5	106%	9
Toronto C15	0				0	0		
Toronto East	29	\$30,516,000	\$1,052,276	\$1,020,000	37	14	111%	9
Toronto E01	5	\$6,043,600	\$1,208,720	\$1,260,000	9	7	117%	7
Toronto E02	3	\$3,446,000	\$1,148,667	\$1,136,000	4	1	107%	12
Toronto E03	2	\$2,495,000	\$1,247,500	\$1,247,500	2	0	128%	2
Toronto E04	3	\$2,960,000	\$986,667	\$1,030,000	3	1	104%	10
Toronto E05	3	\$3,133,900	\$1,044,633	\$1,050,000	4	0	112%	9
Toronto E06	0				0	0		
Toronto E07	3	\$3,112,000	\$1,037,333	\$1,011,000	4	2	120%	5
Toronto E08	1	\$1,050,000	\$1,050,000	\$1,050,000	3	0	105%	5
Toronto E09	1	\$1,020,000	\$1,020,000	\$1,020,000	1	0	113%	6
Toronto E10	2	\$1,845,000	\$922,500	\$922,500	2	1	97%	14
Toronto E11	6	\$5,410,500	\$901,750	\$908,500	5	2	107%	13

## SUMMARY OF EXISTING HOME TRANSACTIONS

Condo Townhouse, March 2023

## City of Toronto Municipal Breakdown

	Sales	Dollar Volume	Average Price	Median Price	New Listings	Active Listings	Avg. SP/LP	Avg. LDOM
All TRREB Areas	527	\$428,469,923	\$813,036	\$773,000	842	726	102%	17
City of Toronto	154	\$129,648,230	\$841,872	\$790,000	285	283	103%	17
Toronto West	54	\$40,954,100	\$758,409	\$730,400	99	105	101%	23
Toronto W01	5	\$4,351,000	\$870,200	\$775,000	5	3	101%	14
Toronto W02	4	\$3,625,000	\$906,250	\$897,500	7	5	102%	19
Toronto W03	0				3	5		
Toronto W04	9	\$6,718,900	\$746,544	\$695,000	15	20	100%	19
Toronto W05	14	\$8,938,800	\$638,486	\$660,000	23	29	100%	28
Toronto W06	10	\$8,636,000	\$863,600	\$872,000	18	13	102%	7
Toronto W07	0				0	0		
Toronto W08	8	\$6,276,400	\$784,550	\$695,000	17	17	103%	44
Toronto W09	0				1	1		
Toronto W10	4	\$2,408,000	\$602,000	\$602,000	10	12	97%	22
Toronto Central	54	\$54,322,300	\$1,005,969	\$944,500	107	107	103%	14
Toronto C01	13	\$11,577,000	\$890,538	\$795,000	17	11	103%	11
Toronto C02	2	\$3,425,000	\$1,712,500	\$1,712,500	8	14	100%	20
Toronto C03	0				0	0		
Toronto C04	0				2	5		
Toronto C06	0				4	6		
Toronto C07	2	\$1,521,000	\$760,500	\$760,500	11	14	104%	13
Toronto C08	0				4	6		
Toronto C09	0				2	3		
Toronto C10	2	\$1,835,000	\$917,500	\$917,500	4	5	108%	7
Toronto C11	0				0	0		
Toronto C12	5	\$6,293,000	\$1,258,600	\$1,235,000	12	8	101%	14
Toronto C13	5	\$4,728,000	\$945,600	\$915,000	9	6	102%	11
Toronto C14	12	\$12,747,500	\$1,062,292	\$1,059,500	15	12	106%	23
Toronto C15	13	\$12,195,800	\$938,138	\$900,000	19	17	102%	11
Toronto East	46	\$34,371,830	\$747,214	\$752,500	79	71	105%	15
Toronto E01	2	\$2,177,880	\$1,088,940	\$1,088,940	4	4	97%	9
Toronto E02	1	\$710,000	\$710,000	\$710,000	1	1	94%	33
Toronto E03	1	\$840,000	\$840,000	\$840,000	1	0	99%	8
Toronto E04	4	\$2,827,900	\$706,975	\$740,000	10	8	108%	10
Toronto E05	13	\$9,967,688	\$766,745	\$780,000	15	10	107%	12
Toronto E06	0				1	3		
Toronto E07	4	\$3,479,688	\$869,922	\$878,400	10	8	113%	9
Toronto E08	1	\$885,000	\$885,000	\$885,000	8	13	118%	8
Toronto E09	6	\$3,779,000	\$629,833	\$615,500	4	3	103%	16
Toronto E10	4	\$2,532,000	\$633,000	\$617,500	8	8	96%	24
Toronto E11	10	\$7,172,674	\$717,267	\$742,500	17	13	103%	18

SUMMARY OF EXISTING HOME TRANSACTIONS

Condo Apartment, March 2023

City of Toronto Municipal Breakdown

	Sales	Dollar Volume	Average Price	Median Price	New Listings	Active Listings	Avg. SP/LP	Avg. LDOM
All TRREB Areas	2,121	\$1,492,263,353	\$703,566	\$638,000	3,600	3,930	99%	24
City of Toronto	1,410	\$1,033,451,717	\$732,944	\$655,000	2,469	2,675	100%	22
Toronto West	275	\$178,828,739	\$650,286	\$610,000	493	535	99%	26
Toronto W01	16	\$12,399,400	\$774,963	\$780,000	41	53	99%	23
Toronto W02	19	\$13,935,250	\$733,434	\$705,000	31	34	99%	33
Toronto W03	3	\$1,660,000	\$553,333	\$500,000	13	8	97%	18
Toronto W04	22	\$12,447,800	\$565,809	\$577,500	42	54	99%	30
Toronto W05	30	\$15,254,800	\$508,493	\$527,500	51	62	99%	33
Toronto W06	73	\$54,891,277	\$751,935	\$699,900	119	120	99%	24
Toronto W07	5	\$3,225,000	\$645,000	\$673,000	15	15	100%	14
Toronto W08	76	\$48,288,512	\$635,375	\$605,000	128	126	99%	24
Toronto W09	12	\$6,681,100	\$556,758	\$557,500	16	22	98%	30
Toronto W10	19	\$10,045,600	\$528,716	\$525,000	37	41	99%	22
Toronto Central	926	\$728,479,103	\$786,694	\$698,750	1,639	1,830	100%	22
Toronto C01	339	\$263,650,169	\$777,729	\$712,000	580	677	100%	21
Toronto C02	39	\$49,330,800	\$1,264,892	\$1,000,000	109	146	97%	34
Toronto C03	14	\$9,704,008	\$693,143	\$737,450	34	33	100%	19
Toronto C04	10	\$11,234,000	\$1,123,400	\$952,500	31	42	95%	51
Toronto C06	15	\$8,989,900	\$599,327	\$570,000	29	31	98%	15
Toronto C07	54	\$37,860,838	\$701,127	\$672,275	71	71	101%	20
Toronto C08	182	\$140,637,028	\$772,731	\$694,250	364	412	100%	21
Toronto C09	12	\$13,440,000	\$1,120,000	\$950,000	17	16	96%	32
Toronto C10	55	\$43,643,398	\$793,516	\$708,000	103	112	100%	17
Toronto C11	17	\$10,241,000	\$602,412	\$538,000	36	42	101%	25
Toronto C12	5	\$8,856,000	\$1,771,200	\$1,151,000	6	7	95%	12
Toronto C13	34	\$24,363,007	\$716,559	\$661,500	44	43	99%	18
Toronto C14	79	\$55,983,948	\$708,658	\$679,000	101	83	100%	23
Toronto C15	71	\$50,545,007	\$711,902	\$668,000	114	115	101%	24
Toronto East	209	\$126,143,875	\$603,559	\$562,000	337	310	101%	20
Toronto E01	20	\$15,208,899	\$760,445	\$773,750	21	14	100%	22
Toronto E02	11	\$9,888,000	\$898,909	\$775,000	24	32	102%	8
Toronto E03	11	\$6,639,500	\$603,591	\$540,000	15	15	101%	22
Toronto E04	28	\$14,956,500	\$534,161	\$535,500	35	35	102%	16
Toronto E05	29	\$17,944,800	\$618,786	\$615,000	57	54	102%	21
Toronto E06	5	\$3,362,000	\$672,400	\$645,000	16	19	100%	16
Toronto E07	30	\$17,020,900	\$567,363	\$566,000	46	43	102%	22
Toronto E08	21	\$11,433,700	\$544,462	\$520,000	35	31	99%	28
Toronto E09	35	\$20,221,788	\$577,765	\$560,000	39	28	102%	20
Toronto E10	8	\$3,562,900	\$445,363	\$425,000	12	8	99%	19
Toronto E11	11	\$5,904,888	\$536,808	\$535,000	37	31	100%	15



## SUMMARY OF EXISTING HOME TRANSACTIONS

Link, March 2023

## City of Toronto Municipal Breakdown

	Sales	Dollar Volume	Average Price	Median Price	New Listings	Active Listings	Avg. SP/LP	Avg. LDOM
All TRREB Areas	34	\$38,105,853	\$1,120,760	\$1,070,000	39	20	106%	11
City of Toronto	4	\$4,670,000	\$1,167,500	\$1,165,000	2	1	98%	31
Toronto West	0				0	0		
Toronto W01	0				0	0		
Toronto W02	0				0	0		
Toronto W03	0				0	0		
Toronto W04	0				0	0		
Toronto W05	0				0	0		
Toronto W06	0				0	0		
Toronto W07	0				0	0		
Toronto W08	0				0	0		
Toronto W09	0				0	0		
Toronto W10	0				0	0		
Toronto Central	3	\$3,670,000	\$1,223,333	\$1,280,000	0	0	98%	37
Toronto C01	0				0	0		
Toronto C02	0				0	0		
Toronto C03	0				0	0		
Toronto C04	0				0	0		
Toronto C06	0				0	0		
Toronto C07	1	\$1,050,000	\$1,050,000	\$1,050,000	0	0	97%	37
Toronto C08	0				0	0		
Toronto C09	0				0	0		
Toronto C10	0				0	0		
Toronto C11	0				0	0		
Toronto C12	0				0	0		
Toronto C13	0				0	0		
Toronto C14	0				0	0		
Toronto C15	2	\$2,620,000	\$1,310,000	\$1,310,000	0	0	98%	37
Toronto East	1	\$1,000,000	\$1,000,000	\$1,000,000	2	1	100%	12
Toronto E01	0				0	0		
Toronto E02	0				0	0		
Toronto E03	0				0	0		
Toronto E04	0				0	0		
Toronto E05	0				1	1		
Toronto E06	0				0	0		
Toronto E07	0				0	0		
Toronto E08	0				0	0		
Toronto E09	0				0	0		
Toronto E10	0				0	0		
Toronto E11	1	\$1,000,000	\$1,000,000	\$1,000,000	1	0	100%	12

## SUMMARY OF EXISTING HOME TRANSACTIONS

Co-Op Apartment, March 2023

## City of Toronto Municipal Breakdown

	Sales	Dollar Volume	Average Price	Median Price	New Listings	Active Listings	Avg. SP/LP	Avg. LDOM
All TRREB Areas	8	\$3,430,500	\$428,813	\$350,000	20	25	97%	34
City of Toronto	7	\$2,790,500	\$398,643	\$340,000	14	20	96%	39
Toronto West	5	\$1,728,000	\$345,600	\$340,000	4	7	94%	43
Toronto W01	0				0	0		
Toronto W02	0				1	1		
Toronto W03	0				0	0		
Toronto W04	0				0	0		
Toronto W05	1	\$300,000	\$300,000	\$300,000	1	0	86%	14
Toronto W06	3	\$1,008,000	\$336,000	\$340,000	2	4	96%	32
Toronto W07	0				0	0		
Toronto W08	1	\$420,000	\$420,000	\$420,000	0	2	96%	103
Toronto W09	0				0	0		
Toronto W10	0				0	0		
Toronto Central	0				5	7		
Toronto C01	0				0	0		
Toronto C02	0				0	0		
Toronto C03	0				1	1		
Toronto C04	0				1	1		
Toronto C06	0				0	0		
Toronto C07	0				0	0		
Toronto C08	0				0	0		
Toronto C09	0				3	5		
Toronto C10	0				0	0		
Toronto C11	0				0	0		
Toronto C12	0				0	0		
Toronto C13	0				0	0		
Toronto C14	0				0	0		
Toronto C15	0				0	0		
Toronto East	2	\$1,062,500	\$531,250	\$531,250	5	6	100%	30
Toronto E01	0				0	0		
Toronto E02	1	\$790,000	\$790,000	\$790,000	0	0	99%	36
Toronto E03	0				0	0		
Toronto E04	0				0	0		
Toronto E05	0				0	0		
Toronto E06	0				0	0		
Toronto E07	0				1	1		
Toronto E08	0				0	0		
Toronto E09	0				0	0		
Toronto E10	1	\$272,500	\$272,500	\$272,500	4	5	103%	23
Toronto E11	0				0	0		

## SUMMARY OF EXISTING HOME TRANSACTIONS

Detached Condo, March 2023

## City of Toronto Municipal Breakdown

	Sales	Dollar Volume	Average Price	Median Price	New Listings	Active Listings	Avg. SP/LP	Avg. LDOM
All TRREB Areas	8	\$7,611,450	\$951,431	\$952,500	15	17	100%	31
City of Toronto	0				1	1		
Toronto West	0				0	0		
Toronto W01	0				0	0		
Toronto W02	0				0	0		
Toronto W03	0				0	0		
Toronto W04	0				0	0		
Toronto W05	0				0	0		
Toronto W06	0				0	0		
Toronto W07	0				0	0		
Toronto W08	0				0	0		
Toronto W09	0				0	0		
Toronto W10	0				0	0		
Toronto Central	0				0	0		
Toronto C01	0				0	0		
Toronto C02	0				0	0		
Toronto C03	0				0	0		
Toronto C04	0				0	0		
Toronto C06	0				0	0		
Toronto C07	0				0	0		
Toronto C08	0				0	0		
Toronto C09	0				0	0		
Toronto C10	0				0	0		
Toronto C11	0				0	0		
Toronto C12	0				0	0		
Toronto C13	0				0	0		
Toronto C14	0				0	0		
Toronto C15	0				0	0		
Toronto East	0				1	1		
Toronto E01	0				0	0		
Toronto E02	0				0	0		
Toronto E03	0				0	0		
Toronto E04	0				0	0		
Toronto E05	0				0	0		
Toronto E06	0				0	0		
Toronto E07	0				0	0		
Toronto E08	0				1	1		
Toronto E09	0				0	0		
Toronto E10	0				0	0		
Toronto E11	0				0	0		

## SUMMARY OF EXISTING HOME TRANSACTIONS

Co-Ownership Apartment, March 2023

City of Toronto Municipal Breakdown

	Sales	Dollar Volume	Average Price	Median Price	New Listings	Active Listings	Avg. SP/LP	Avg. LDOM
All TRREB Areas	2	\$822,000	\$411,000	\$411,000	8	14	92%	84
City of Toronto	2	\$822,000	\$411,000	\$411,000	8	14	92%	84
Toronto West	0				0	2		
Toronto W01	0				0	0		
Toronto W02	0				0	0		
Toronto W03	0				0	0		
Toronto W04	0				0	0		
Toronto W05	0				0	2		
Toronto W06	0				0	0		
Toronto W07	0				0	0		
Toronto W08	0				0	0		
Toronto W09	0				0	0		
Toronto W10	0				0	0		
Toronto Central	2	\$822,000	\$411,000	\$411,000	7	11	92%	84
Toronto C01	1	\$312,000	\$312,000	\$312,000	2	2	92%	37
Toronto C02	0				0	0		
Toronto C03	0				0	0		
Toronto C04	1	\$510,000	\$510,000	\$510,000	0	1	93%	131
Toronto C06	0				0	0		
Toronto C07	0				0	0		
Toronto C08	0				0	0		
Toronto C09	0				0	0		
Toronto C10	0				0	0		
Toronto C11	0				0	0		
Toronto C12	0				0	0		
Toronto C13	0				1	1		
Toronto C14	0				4	7		
Toronto C15	0				0	0		
Toronto East	0				1	1		
Toronto E01	0				0	0		
Toronto E02	0				1	1		
Toronto E03	0				0	0		
Toronto E04	0				0	0		
Toronto E05	0				0	0		
Toronto E06	0				0	0		
Toronto E07	0				0	0		
Toronto E08	0				0	0		
Toronto E09	0				0	0		
Toronto E10	0				0	0		
Toronto E11	0				0	0		

FOCUS ON THE MLS® HOME PRICE INDEX

Index and Benchmark Price, March 2023  
CITY OF TORONTO

	Composite			Single Family Detached			Single Family Attached			Townhouse			Apartment		
	Index	Benchmark	Yr./Yr. % Chg.	Index	Benchmark	Yr./Yr. % Chg.	Index	Benchmark	Yr./Yr. % Chg.	Index	Benchmark	Yr./Yr. % Chg.	Index	Benchmark	Yr./Yr. % Chg.
All TRREB Areas	353.5	\$1,118,500	-16.212%	364.2	\$1,424,500	-17.04%	382.4	\$1,084,900	-16.54%	382.5	\$818,500	-14.94%	353.6	\$703,700	-13.38%
City of Toronto	302.3	\$1,101,600	-13.207%	378.2	\$1,689,500	-14.14%	379.5	\$1,286,500	-14.22%	371.2	\$877,200	-10.51%	357.2	\$741,200	-11.82%
Toronto W01	258.0	\$1,101,000	-18.277%	330.5	\$1,866,900	-22.29%	324.0	\$1,334,400	-24.25%	307.3	\$911,600	-12.07%	315.6	\$670,900	-13.75%
Toronto W02	357.4	\$1,241,200	-16.980%	375.8	\$1,675,900	-18.13%	414.0	\$1,277,700	-17.17%	369.9	\$1,065,000	-11.25%	362.7	\$742,000	-14.09%
Toronto W03	396.6	\$972,400	-16.347%	387.8	\$1,039,800	-16.78%	399.1	\$1,011,600	-16.61%	374.1	\$890,800	-7.79%	369.5	\$583,100	-15.27%
Toronto W04	364.1	\$923,100	-13.144%	353.9	\$1,205,600	-14.41%	339.5	\$922,800	-17.56%	315.0	\$733,900	-9.59%	479.7	\$608,700	-11.67%
Toronto W05	375.7	\$841,200	-15.706%	325.0	\$1,189,700	-18.59%	319.4	\$957,000	-17.74%	365.5	\$687,800	-1.98%	504.2	\$563,200	-16.73%
Toronto W06	340.0	\$969,800	-11.366%	399.6	\$1,331,800	-13.24%	387.7	\$1,217,700	-9.82%	374.2	\$1,025,600	-9.15%	311.9	\$767,900	-11.82%
Toronto W07	315.1	\$1,556,200	-13.386%	336.0	\$1,783,600	-13.82%	328.9	\$1,339,800	-11.70%	405.6	\$1,101,900	-9.81%	135.7	\$793,100	-10.55%
Toronto W08	258.7	\$1,115,900	-11.827%	317.1	\$1,886,900	-11.77%	333.0	\$1,336,600	-11.83%	320.9	\$722,700	-7.39%	295.4	\$617,000	-12.24%
Toronto W09	353.1	\$1,010,600	-8.736%	340.0	\$1,416,600	-7.66%	361.5	\$967,400	-9.15%	300.2	\$873,800	-9.11%	386.7	\$484,200	-14.67%
Toronto W10	360.8	\$764,200	-18.610%	330.1	\$999,900	-20.55%	332.3	\$895,000	-20.18%	411.4	\$701,400	-14.91%	457.7	\$543,300	-15.97%
Toronto C01	335.6	\$884,300	-11.428%	411.8	\$1,744,800	-11.76%	380.5	\$1,493,800	-12.51%	363.4	\$902,700	-11.26%	359.2	\$809,000	-11.40%
Toronto C02	330.9	\$1,483,900	-11.971%	342.8	\$2,818,500	-9.93%	365.6	\$2,137,900	-11.33%	272.9	\$1,386,500	-17.35%	290.2	\$931,900	-13.55%
Toronto C03	285.0	\$1,599,400	-11.710%	303.7	\$2,045,700	-9.61%	423.8	\$1,297,300	-12.35%				292.4	\$863,600	-14.25%
Toronto C04	308.8	\$2,216,900	-13.501%	334.7	\$2,775,000	-12.50%	367.4	\$1,669,400	-15.07%				304.4	\$784,800	-12.63%
Toronto C06	281.1	\$1,128,500	-15.509%	410.6	\$1,656,700	-15.60%	317.9	\$1,173,000	-14.08%	319.4	\$845,800	-10.63%	385.8	\$667,800	-14.85%
Toronto C07	296.2	\$1,233,500	-11.291%	481.1	\$2,043,300	-12.72%	344.9	\$1,240,800	-9.02%	298.8	\$825,900	-9.89%	335.2	\$803,700	-10.78%
Toronto C08	319.7	\$854,500	-10.373%	353.1	\$2,211,800	-12.71%	374.2	\$1,599,900	-12.24%	374.8	\$1,193,000	-6.70%	351.2	\$793,600	-9.86%
Toronto C09	272.6	\$2,224,200	-14.866%	250.4	\$3,812,300	-17.50%	268.7	\$2,546,200	-17.70%	283.5	\$1,861,700	-15.70%	320.9	\$1,191,300	-7.17%
Toronto C10	293.4	\$1,132,400	-13.528%	359.1	\$2,349,800	-11.03%	347.9	\$1,699,700	-9.28%	260.3	\$1,074,800	-12.39%	300.5	\$763,900	-14.46%
Toronto C11	336.9	\$1,253,300	-16.774%	300.6	\$2,455,300	-19.13%	310.8	\$1,484,100	-18.79%	460.6	\$761,400	-2.79%	365.0	\$537,700	-12.20%
Toronto C12	339.2	\$2,968,400	-14.881%	326.0	\$3,886,600	-16.71%	317.0	\$1,682,500	-11.99%	353.5	\$1,473,900	-5.20%	374.2	\$1,298,100	-15.22%
Toronto C13	302.6	\$1,275,900	-14.229%	346.8	\$2,080,500	-13.97%	344.0	\$1,084,400	-12.96%	408.1	\$944,000	-9.27%	300.2	\$728,800	-15.10%
Toronto C14	367.7	\$1,166,400	-8.714%	375.8	\$2,533,300	-8.48%	331.5	\$1,661,900	-7.09%	386.0	\$859,900	-8.70%	355.4	\$809,900	-12.01%
Toronto C15	306.2	\$996,300	-10.310%	410.1	\$2,030,900	-13.10%	327.7	\$1,188,200	-9.10%	377.5	\$842,200	-14.26%	340.0	\$659,300	-8.68%
Toronto E01	421.8	\$1,242,600	-12.689%	452.0	\$1,568,600	-12.64%	440.9	\$1,348,700	-13.33%	550.8	\$1,048,700	-5.26%	388.0	\$848,600	-11.25%
Toronto E02	413.8	\$1,404,500	-13.738%	420.5	\$1,798,300	-14.03%	414.8	\$1,355,100	-14.14%	438.6	\$1,143,400	-7.08%	358.6	\$898,000	-10.26%
Toronto E03	380.5	\$1,221,000	-13.680%	355.8	\$1,391,000	-13.47%	385.3	\$1,288,900	-14.85%				407.2	\$625,000	-8.04%
Toronto E04	427.1	\$909,400	-15.892%	403.9	\$1,145,600	-16.60%	383.3	\$967,900	-18.67%	383.9	\$838,500	-14.42%	432.6	\$546,000	-14.42%
Toronto E05	342.6	\$981,800	-16.500%	386.6	\$1,415,900	-16.10%	376.9	\$1,064,400	-16.21%	355.9	\$792,300	-18.80%	349.9	\$622,800	-13.97%
Toronto E06	391.6	\$1,161,400	-16.645%	407.0	\$1,275,500	-17.99%	400.4	\$1,025,500	-18.54%	395.0	\$820,900	-13.59%	393.6	\$743,100	-10.12%
Toronto E07	370.2	\$959,500	-16.263%	384.4	\$1,341,400	-16.81%	388.4	\$1,051,500	-17.57%	395.9	\$841,700	-17.86%	385.4	\$639,300	-16.00%
Toronto E08	362.0	\$980,200	-16.513%	358.1	\$1,273,800	-16.91%	346.6	\$967,700	-17.20%	385.6	\$734,200	-12.82%	387.2	\$574,600	-16.80%
Toronto E09	441.5	\$880,300	-14.138%	417.6	\$1,143,400	-15.47%	379.0	\$938,800	-16.54%	414.7	\$722,000	-6.16%	436.5	\$592,700	-13.91%
Toronto E10	370.2	\$1,092,000	-13.666%	378.0	\$1,320,600	-14.90%	360.0	\$984,200	-16.69%	422.9	\$716,900	-4.26%	299.0	\$532,500	-15.35%
Toronto E11	384.7	\$843,700	-15.339%	376.6	\$1,137,600	-15.67%	416.9	\$946,400	-16.60%	435.4	\$771,900	-13.28%	447.3	\$505,900	-13.18%