



**Huron Perth
Residential Market Activity and
MLS® Home Price Index Report
March 2022**



Prepared for the Huron Perth Association of REALTORS® by the Canadian Real Estate Association

Actual	March 2022	Compared to ⁸					
		March 2021	March 2020	March 2019	March 2017	March 2015	March 2012
Sales Activity	207	-17.9	44.8	47.9	-7.6	48.9	63.0
Dollar Volume	\$152,678,286	9.0	159.7	213.2	125.3	364.1	495.1
New Listings	264	-9.3	20.5	22.2	4.8	0.8	-19.3
Active Listings	128	-8.6	-62.1	-64.5	-75.7	-86.9	-88.5
Sales to New Listings Ratio ¹	78.4	86.6	65.3	64.8	88.9	53.1	38.8
Months of Inventory ²	0.6	0.6	2.4	2.6	2.3	7.1	8.7
Average Price	\$737,576	32.7	79.4	111.9	143.8	211.6	265.1
Median Price	\$670,000	23.8	64.2	99.4	141.0	204.5	243.6
Sale to List Price Ratio ³	117.2	112.2	100.8	98.4	98.0	95.9	95.0
Median Days on Market	8.0	7.0	14.0	23.0	31.5	47.0	65.0

Year-to-date	March 2022	Compared to ⁸					
		March 2021	March 2020	March 2019	March 2017	March 2015	March 2012
Sales Activity	448	-9.3	11.2	24.1	-8.4	32.2	26.9
Dollar Volume	\$332,130,161	23.7	98.8	158.7	126.3	306.0	342.1
New Listings	542	-1.5	2.8	15.3	-8.4	-11.7	-28.3
Active Listings ⁴	103	-18.0	-66.8	-69.5	-80.6	-89.1	-89.8
Sales to New Listings Ratio ⁵	82.7	89.8	76.5	76.8	82.6	55.2	46.7
Months of Inventory ⁶	0.7	0.8	2.3	2.8	3.3	8.4	8.6
Average Price	\$741,362	36.4	78.8	108.4	147.0	207.2	248.4
Median Price	\$690,000	34.9	74.7	102.9	147.3	214.4	245.0
Sale to List Price Ratio ⁷	116.2	109.8	100.2	98.4	97.6	95.5	95.4
Median Days on Market	8.0	8.0	19.0	26.0	44.0	71.0	67.0

¹ Sales / new listings * 100; compared to levels from previous periods.

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

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

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

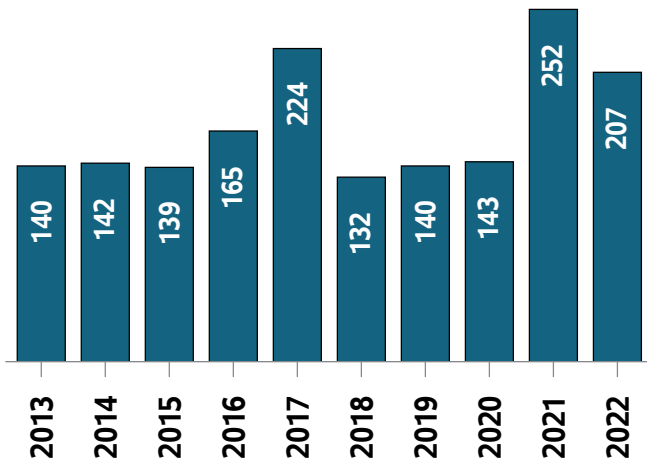
⁵ Sum of sales from January to current month / sum of new listings from January to current month.

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

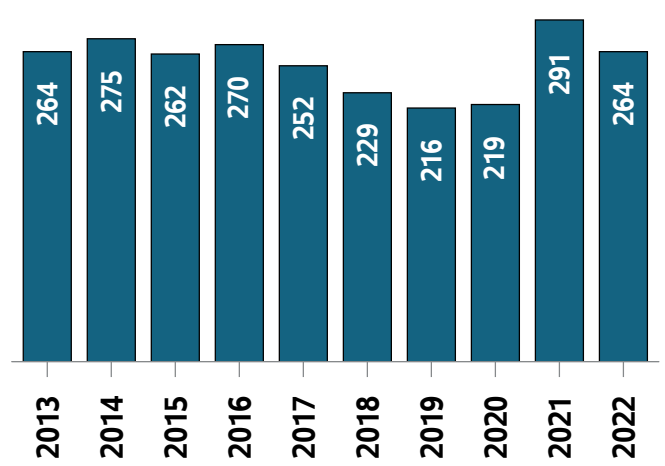
⁷ Sale price / list price * 100; average for all homes sold so far this year.

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

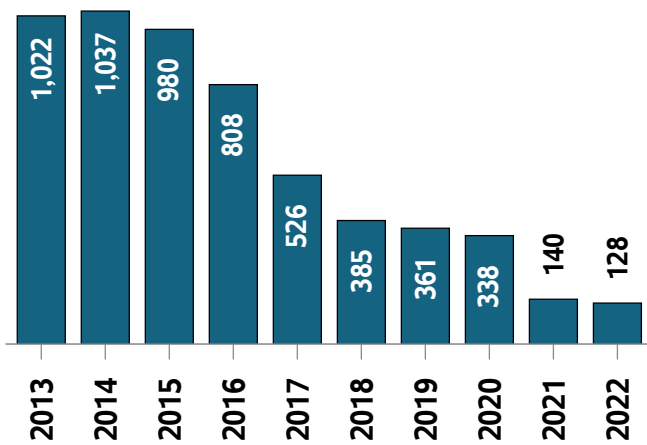
Sales Activity (March only)



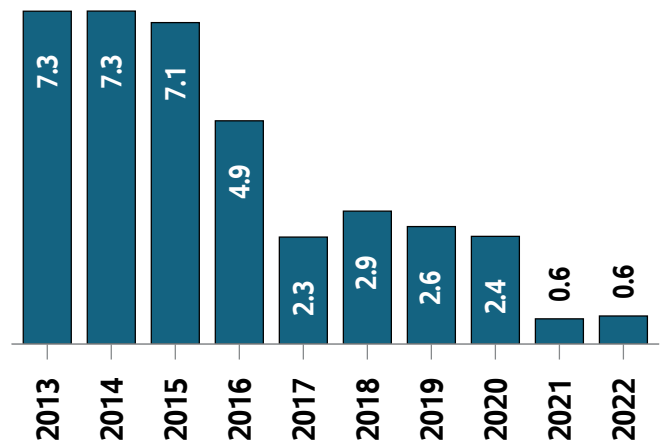
New Listings (March only)



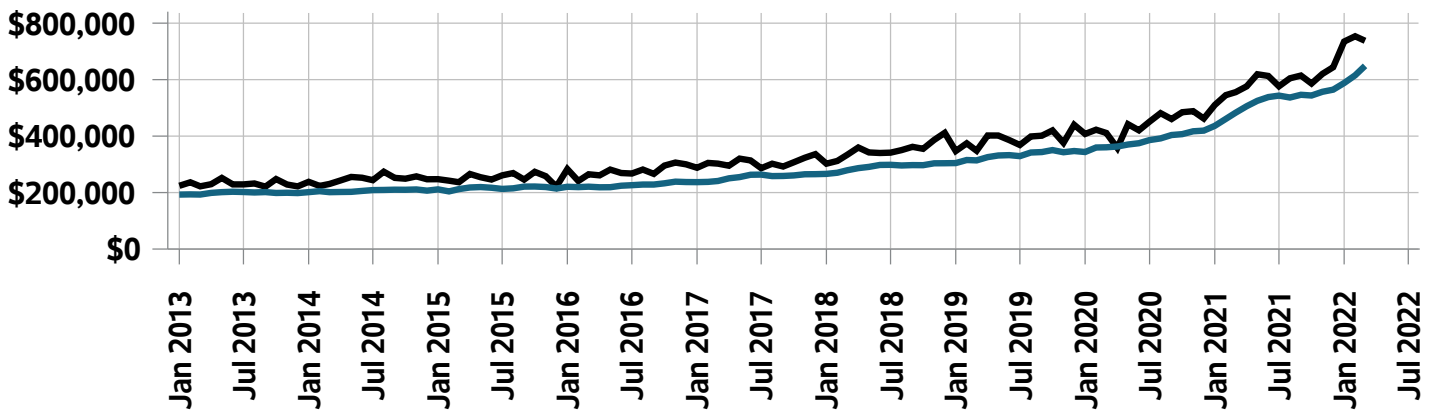
Active Listings (March only)



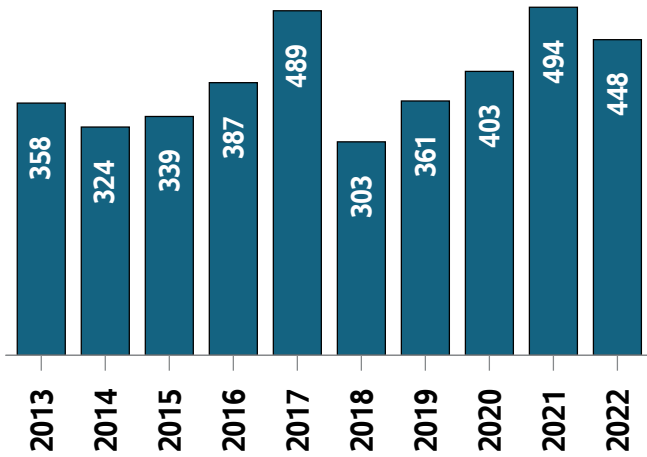
Months of Inventory (March only)



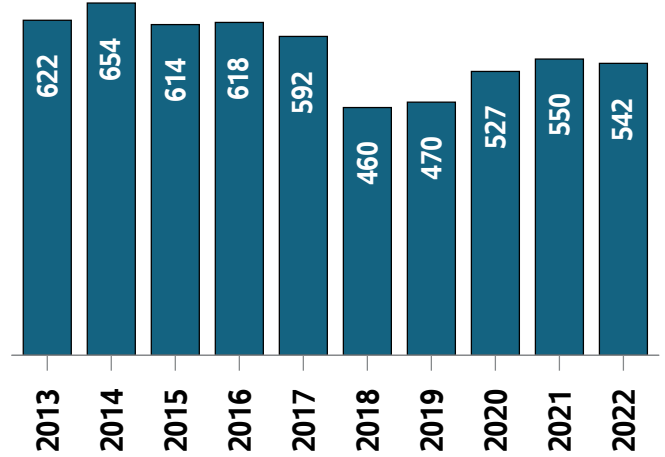
MLS® HPI Composite Benchmark Price and Average Price



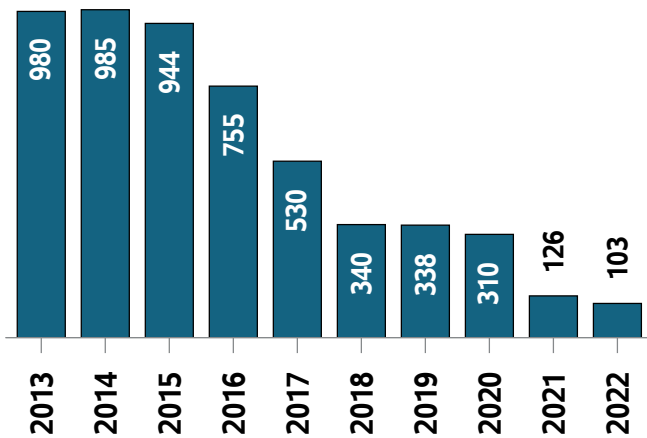
Sales Activity (March Year-to-date)



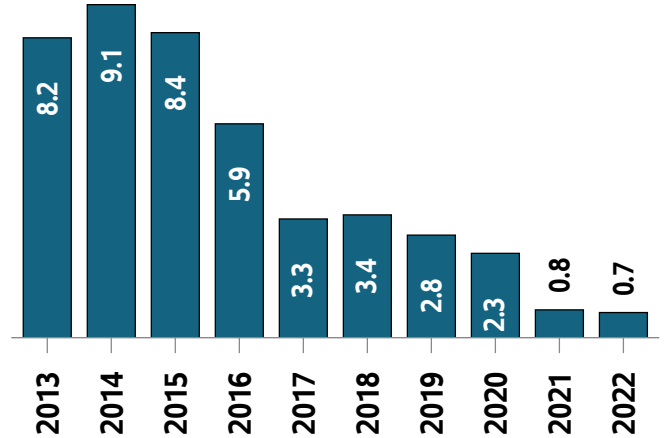
New Listings (March Year-to-date)



Active Listings ¹(March Year-to-date)



Months of Inventory ²(March Year-to-date)



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

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

Actual	March 2022	Compared to ⁸					
		March 2021	March 2020	March 2019	March 2017	March 2015	March 2012
Sales Activity	166	-18.2	48.2	39.5	-13.5	33.9	43.1
Dollar Volume	\$133,507,065	9.3	169.7	208.3	121.8	342.3	463.3
New Listings	219	-9.9	21.7	18.4	-4.4	-8.4	-23.2
Active Listings	105	-10.3	-59.1	-67.6	-76.5	-87.5	-89.3
Sales to New Listings Ratio ¹	75.8	83.5	62.2	64.3	83.8	51.9	40.7
Months of Inventory ²	0.6	0.6	2.3	2.7	2.3	6.8	8.4
Average Price	\$804,259	33.6	81.9	121.0	156.6	230.4	293.6
Median Price	\$725,393	27.3	72.3	106.1	159.0	226.8	272.0
Sale to List Price Ratio ³	118.8	113.7	101.3	98.6	98.0	96.1	95.3
Median Days on Market	8.0	7.0	13.5	23.0	27.5	45.5	60.0

Year-to-date	March 2022	Compared to ⁸					
		March 2021	March 2020	March 2019	March 2017	March 2015	March 2012
Sales Activity	362	-9.0	7.7	17.5	-12.1	19.1	12.4
Dollar Volume	\$292,708,686	25.1	99.6	156.8	128.8	290.4	321.3
New Listings	445	-2.6	3.7	8.8	-14.8	-16.8	-35.2
Active Listings ⁴	81	-17.6	-65.1	-73.4	-81.7	-89.9	-91.0
Sales to New Listings Ratio ⁵	81.3	87.1	78.3	75.3	78.9	56.8	46.9
Months of Inventory ⁶	0.7	0.7	2.1	3.0	3.2	7.9	8.3
Average Price	\$808,588	37.5	85.3	118.5	160.4	227.8	274.8
Median Price	\$740,000	34.5	83.3	110.8	164.4	236.4	270.0
Sale to List Price Ratio ⁷	118.1	111.1	100.4	98.5	97.6	95.7	95.5
Median Days on Market	8.0	8.0	17.0	25.0	36.5	73.0	66.0

¹ Sales / new listings * 100; compared to levels from previous periods.

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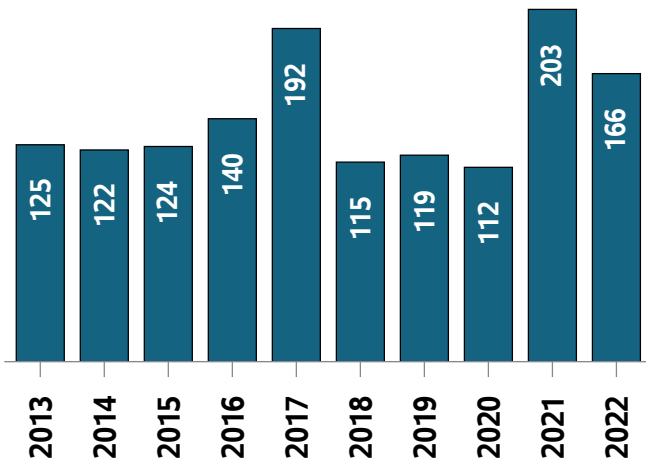
⁵ Sum of sales from January to current month / sum of new listings from January to current month.

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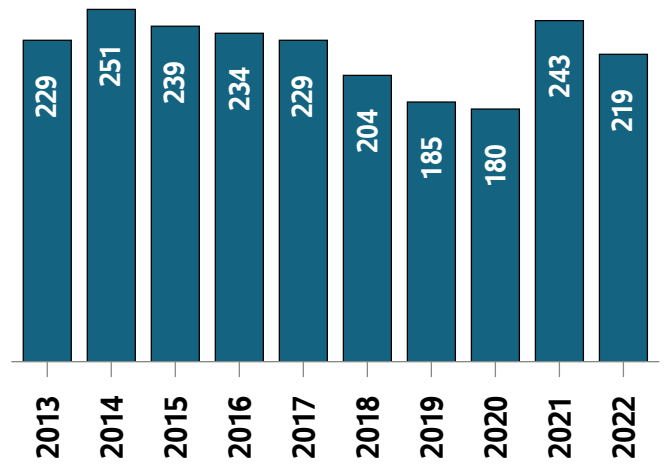
⁷ Sale price / list price * 100; average for all homes sold so far this year.

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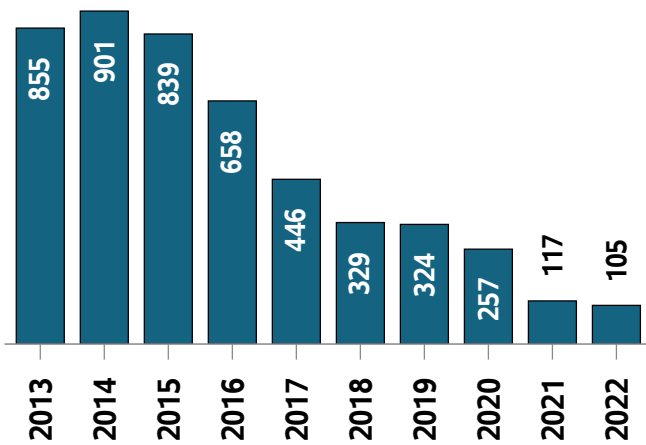
Sales Activity (March only)



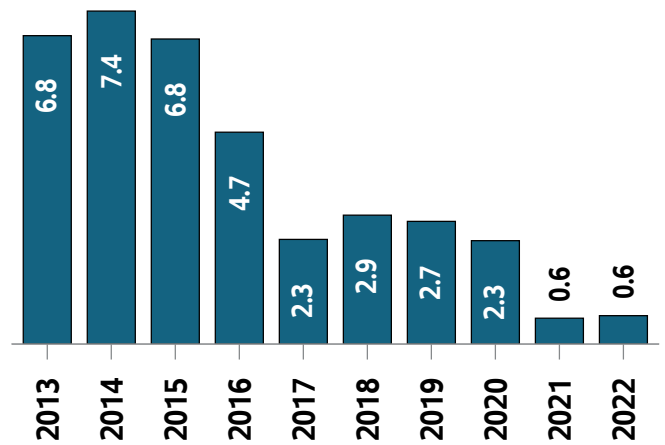
New Listings (March only)



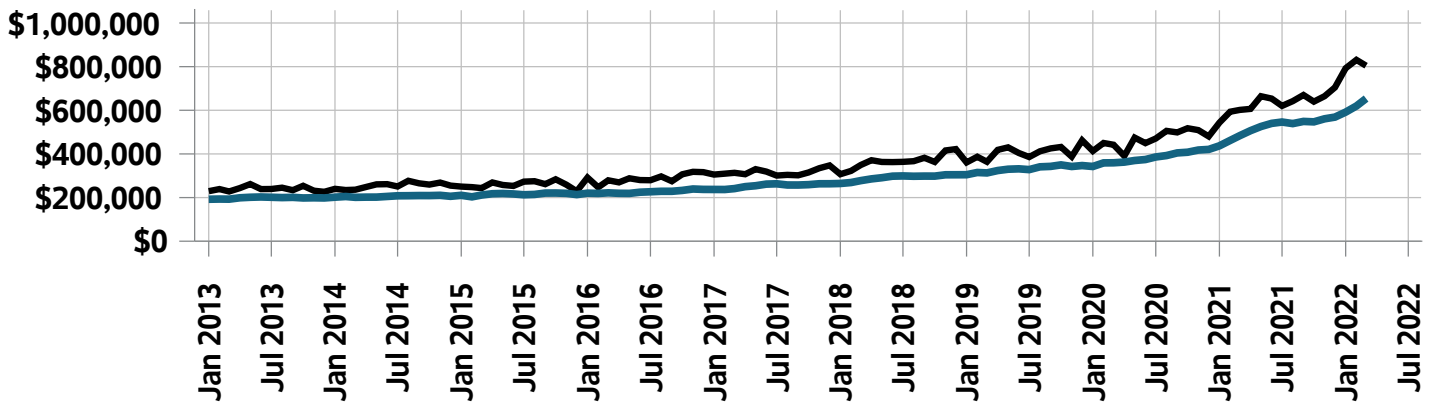
Active Listings (March only)



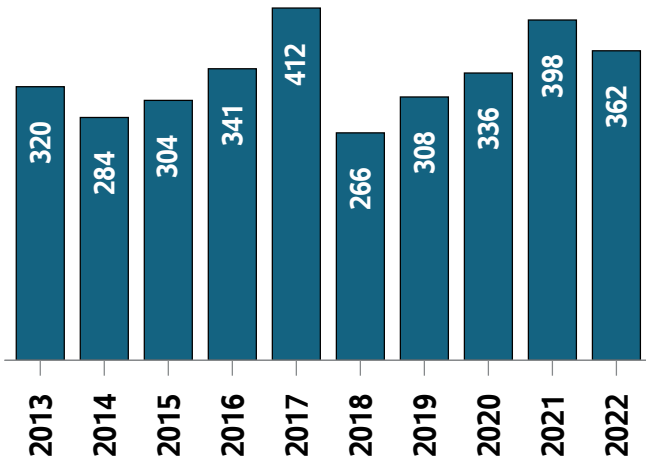
Months of Inventory (March only)



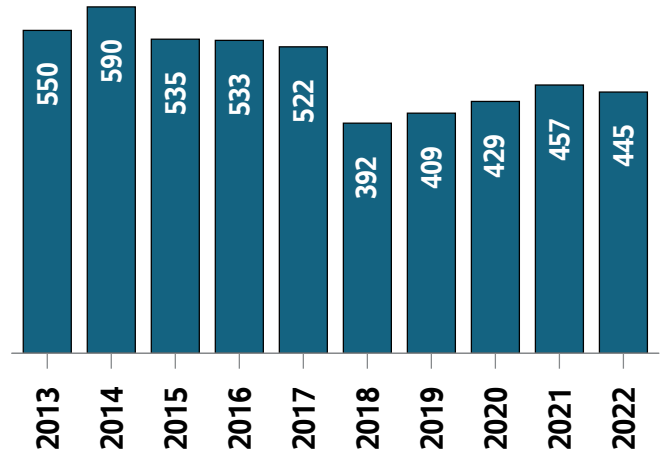
MLS® HPI Single Family Benchmark Price and Average Price



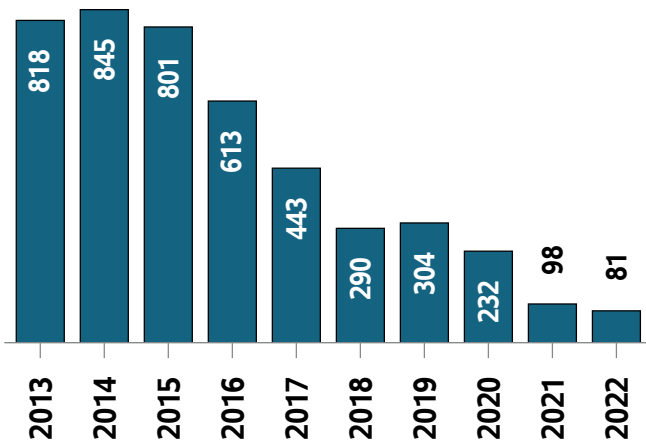
Sales Activity (March Year-to-date)



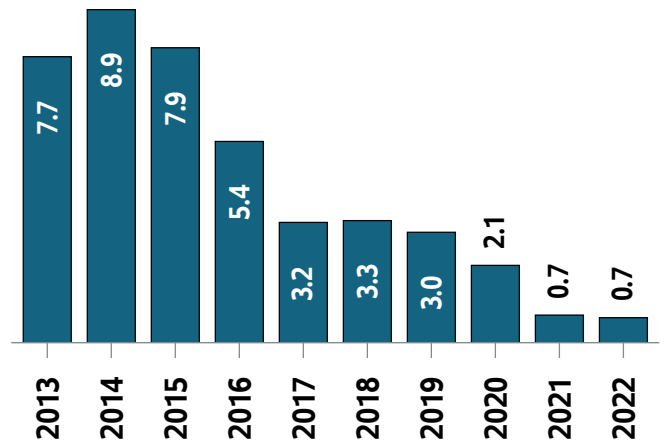
New Listings (March Year-to-date)



Active Listings ¹(March Year-to-date)



Months of Inventory ²(March Year-to-date)



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

Actual	March 2022	Compared to ⁸					
		March 2021	March 2020	March 2019	March 2017	March 2015	March 2012
Sales Activity	9	0.0	28.6	125.0	12.5	200.0	800.0
Dollar Volume	\$4,588,700	75.6	74.1	185.4	125.4	433.3	2,380.4
New Listings	4	-50.0	-50.0	-42.9	0.0	33.3	-71.4
Active Listings	3	-25.0	-83.3	-66.7	-72.7	-84.2	-85.7
Sales to New Listings Ratio ¹	225.0	112.5	87.5	57.1	200.0	100.0	7.1
Months of Inventory ²	0.3	0.4	2.6	2.3	1.4	6.3	21.0
Average Price	\$509,856	75.6	35.4	26.8	100.4	77.8	175.6
Median Price	\$503,000	79.6	11.5	15.6	105.7	64.9	171.9
Sale to List Price Ratio ³	104.9	103.6	100.2	96.4	98.5	97.1	97.4
Median Days on Market	16.0	11.0	34.0	42.5	64.0	90.0	279.0

Year-to-date	March 2022	Compared to ⁸					
		March 2021	March 2020	March 2019	March 2017	March 2015	March 2012
Sales Activity	17	-10.5	-5.6	88.9	6.3	183.3	325.0
Dollar Volume	\$7,860,200	41.4	7.0	126.8	60.4	328.5	1,059.3
New Listings	18	-10.0	5.9	20.0	20.0	125.0	5.9
Active Listings ⁴	5	7.1	-74.1	-28.6	-65.9	-75.4	-59.5
Sales to New Listings Ratio ⁵	94.4	95.0	105.9	60.0	106.7	75.0	23.5
Months of Inventory ⁶	0.9	0.7	3.2	2.3	2.8	10.2	9.3
Average Price	\$462,365	58.1	13.3	20.0	50.9	51.2	172.8
Median Price	\$440,000	57.1	-4.6	13.7	73.5	40.4	140.4
Sale to List Price Ratio ⁷	106.9	103.4	100.6	97.8	98.6	97.5	95.2
Median Days on Market	11.0	11.0	33.0	42.0	42.0	62.5	51.0

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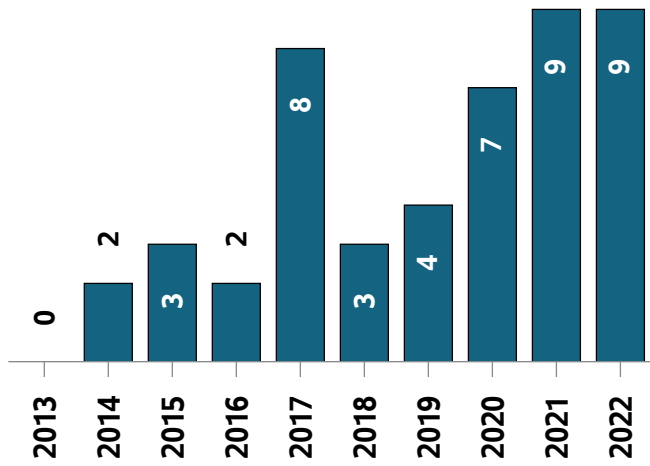
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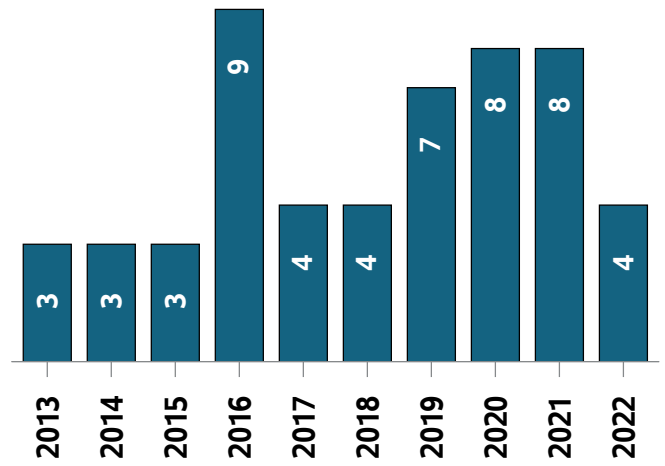
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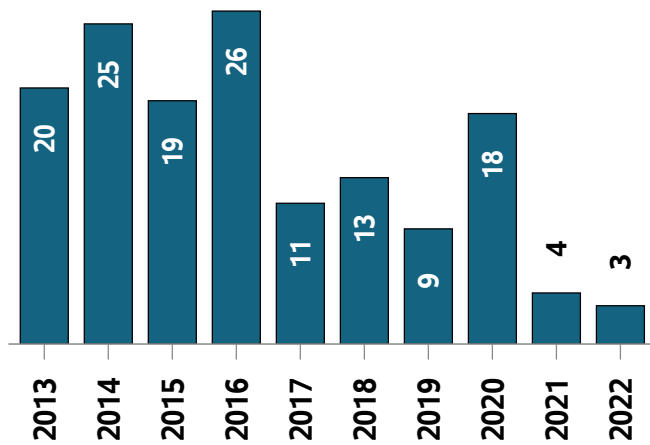
Sales Activity (March only)



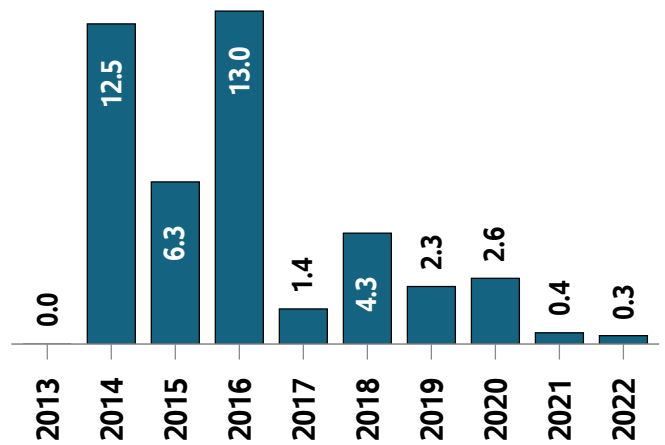
New Listings (March only)



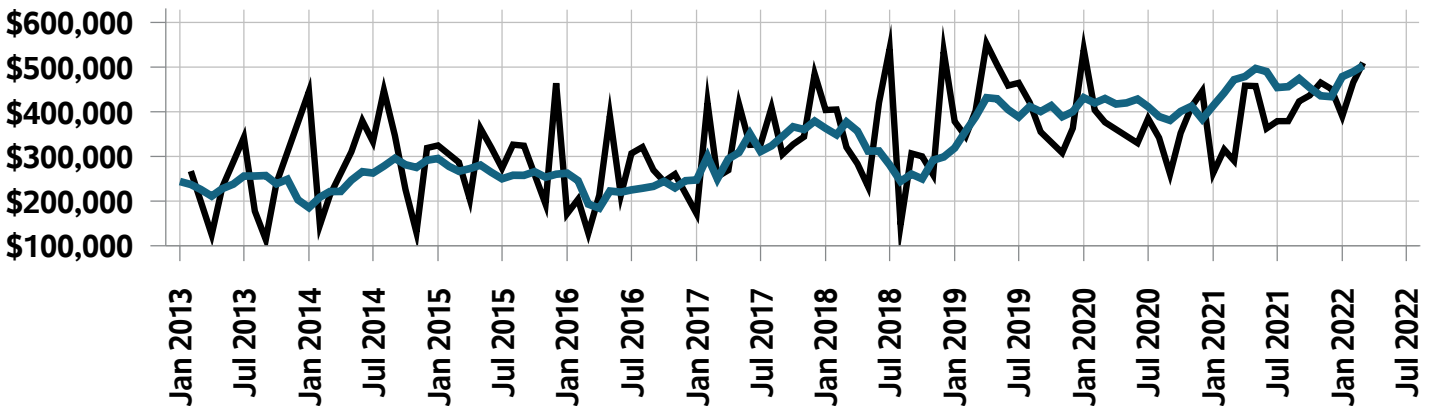
Active Listings (March only)



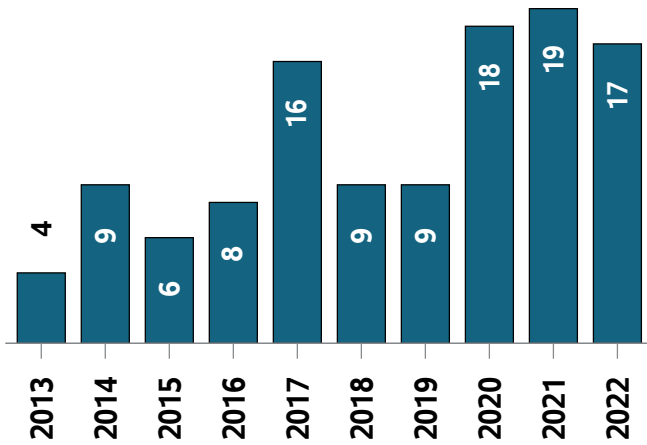
Months of Inventory (March only)



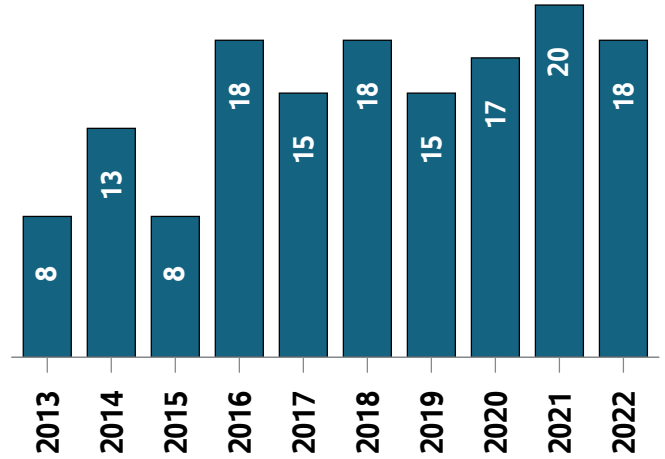
MLS® HPI Apartment Benchmark Price and Average Price



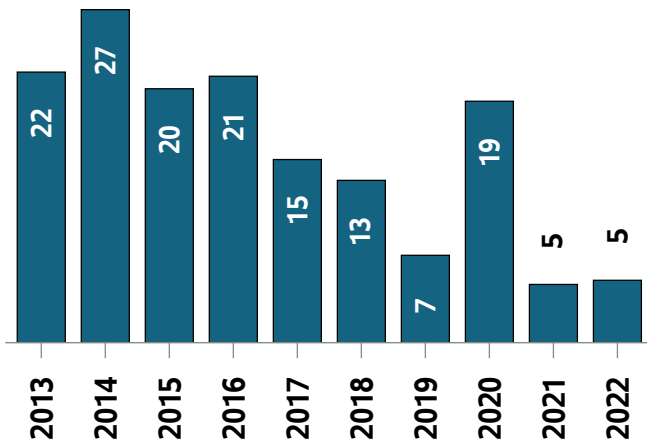
Sales Activity (March Year-to-date)



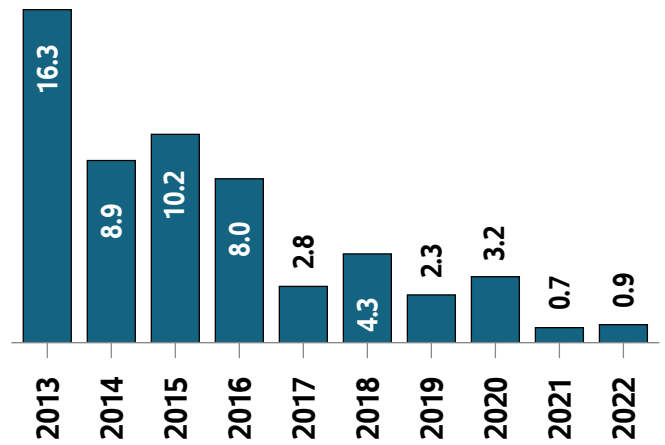
New Listings (March Year-to-date)



Active Listings ¹(March Year-to-date)



Months of Inventory ²(March Year-to-date)



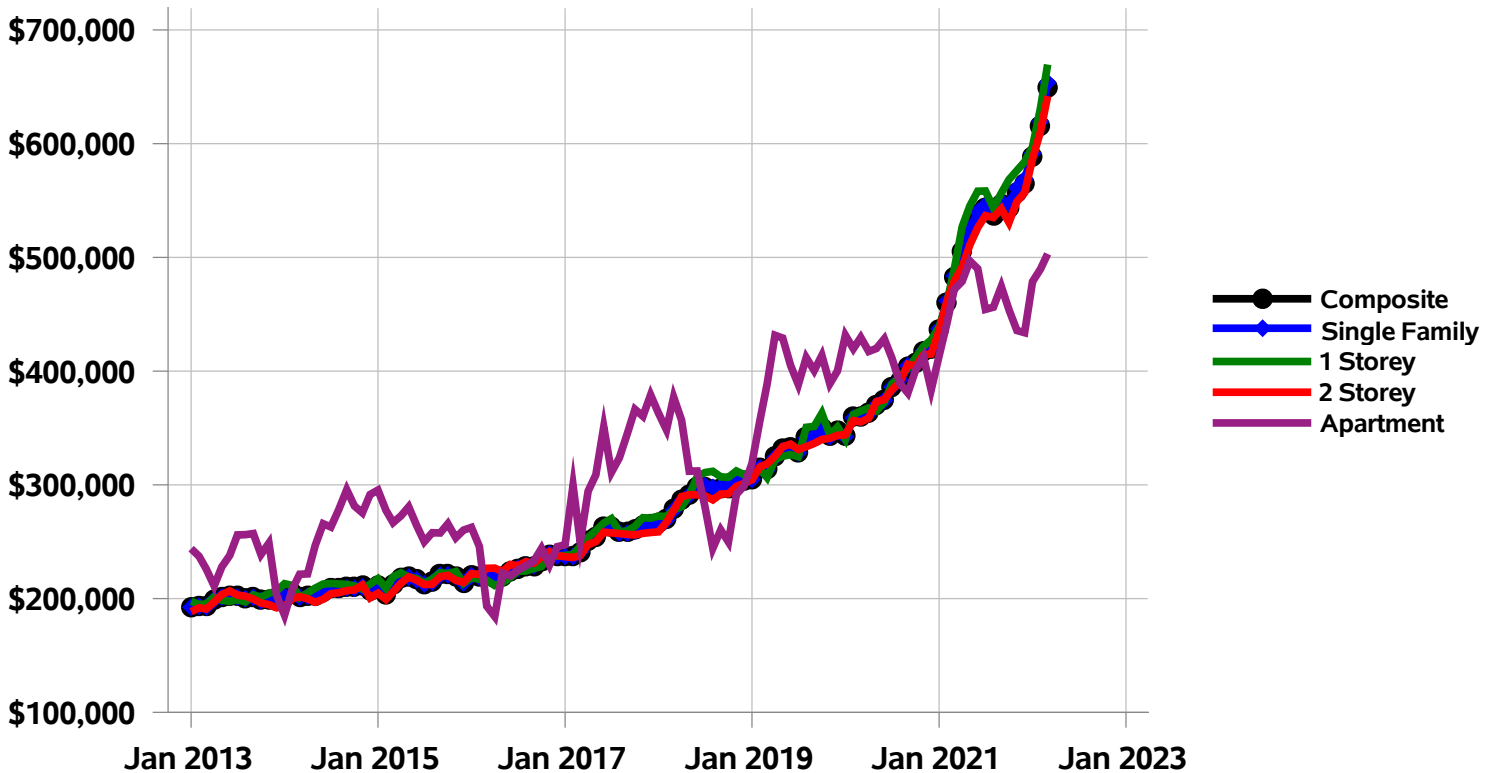
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MLS® Home Price Index Benchmark Price

Benchmark Type:	March 2022	percentage change vs.					
		1 month ago	3 months ago	6 months ago	12 months ago	3 years ago	5 years ago
Composite	\$648,800	5.4	14.9	18.7	34.3	106.6	169.2
Single Family	\$653,800	5.5	15.0	19.1	35.1	108.9	171.2
One Storey	\$669,600	6.1	14.7	20.3	36.8	118.5	172.3
Two Storey	\$641,800	5.1	15.3	18.2	34.0	101.6	169.8
Apartment	\$503,100	2.7	16.0	6.0	6.6	29.5	101.4

MLS® HPI Benchmark Price



Composite 

Features	Value
Above Ground Bedrooms	3
Age Category	51 to 99
Bedrooms	3
Below Ground Bedrooms	0
Exterior Walls	Masonry & Siding
Freshwater Supply	Municipal waterworks
Full Bathrooms	1
Garage Description	Attached, Single width
Gross Living Area (Above Ground; in sq. ft.)	1322
Half Bathrooms	0
Heating	Forced air
Heating Fuel	Natural Gas
Number of Fireplaces	0
Total Number Of Rooms	7
Type Of Foundation	Basement, Poured concrete
Wastewater Disposal	Private

Single Family 

Features	Value
Above Ground Bedrooms	3
Age Category	51 to 99
Bedrooms	3
Below Ground Bedrooms	0
Exterior Walls	Masonry & Siding
Freshwater Supply	Municipal waterworks
Full Bathrooms	1
Garage Description	Attached, Single width
Gross Living Area (Above Ground; in sq. ft.)	1326
Half Bathrooms	0
Heating	Forced air
Heating Fuel	Natural Gas
Lot Size	7928
Number of Fireplaces	0
Total Number Of Rooms	7
Type Of Foundation	Basement, Poured concrete
Type of Property	Detached
Wastewater Disposal	Private

1 Storey 🏠

Features	Value
Above Ground Bedrooms	3
Age Category	51 to 99
Bedrooms	3
Below Ground Bedrooms	0
Exterior Walls	Masonry & Siding
Freshwater Supply	Municipal waterworks
Full Bathrooms	1
Garage Description	Attached, Single width
Gross Living Area (Above Ground; in sq. ft.)	1214
Half Bathrooms	0
Heating	Forced air
Heating Fuel	Natural Gas
Lot Size	8712
Number of Fireplaces	0
Total Number Of Rooms	7
Type Of Foundation	Basement, Poured concrete
Type of Property	Detached
Wastewater Disposal	Private

2 Storey 🏠

Features	Value
Above Ground Bedrooms	3
Age Category	51 to 99
Bedrooms	3
Below Ground Bedrooms	0
Exterior Walls	Masonry & Siding
Freshwater Supply	Municipal waterworks
Full Bathrooms	1
Garage Description	Attached, Single width
Gross Living Area (Above Ground; in sq. ft.)	1480
Half Bathrooms	0
Heating	Forced air
Heating Fuel	Natural Gas
Lot Size	7740
Number of Fireplaces	0
Total Number Of Rooms	7
Type Of Foundation	Basement, Poured concrete
Type of Property	Detached
Wastewater Disposal	Private

Apartment

Features	Value
Above Ground Bedrooms	2
Age Category	6 to 15
Bedrooms	2
Below Ground Bedrooms	0
Exterior Walls	Masonry
Freshwater Supply	Municipal waterworks
Full Bathrooms	1
Gross Living Area (Above Ground; in sq. ft.)	1064
Half Bathrooms	0
Heating	Forced air
Heating Fuel	Natural Gas
Number of Fireplaces	0
Total Number Of Rooms	5
Wastewater Disposal	Private