

Local Market Update – March 2019

This is a research tool provided by Ontario Regional Technology & Information Systems Inc.



Cambridge Association of REALTORS®

Association

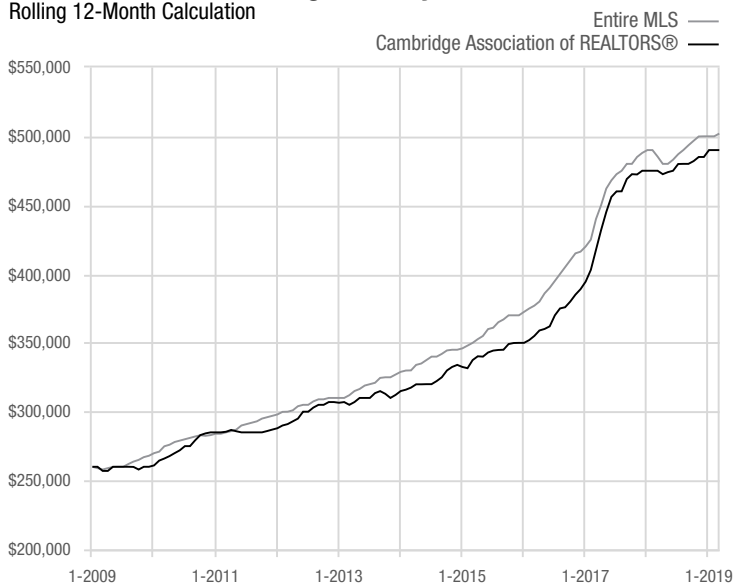
Single Family	March			Year to Date		
	2018	2019	% Change	Thru 3-2018	Thru 3-2019	% Change
New Listings	177	155	- 12.4%	421	418	- 0.7%
Sales	139	111	- 20.1%	300	275	- 8.3%
Days on Market Until Sale	24	20	- 16.7%	25	22	- 12.0%
Median Sales Price*	\$495,000	\$515,000	+ 4.0%	\$482,250	\$499,900	+ 3.7%
Average Sales Price*	\$515,911	\$544,657	+ 5.6%	\$506,815	\$523,409	+ 3.3%
Percent of List Price Received*	101.7%	101.0%	- 0.7%	100.6%	100.4%	- 0.2%
Inventory of Homes for Sale	138	139	+ 0.7%	—	—	—
Months Supply of Inventory	1.0	1.2	+ 20.0%	—	—	—

Townhouse/Condo	March			Year to Date		
	2018	2019	% Change	Thru 3-2018	Thru 3-2019	% Change
New Listings	72	78	+ 8.3%	211	194	- 8.1%
Sales	56	51	- 8.9%	132	121	- 8.3%
Days on Market Until Sale	20	24	+ 20.0%	19	25	+ 31.6%
Median Sales Price*	\$360,000	\$435,000	+ 20.8%	\$358,750	\$410,000	+ 14.3%
Average Sales Price*	\$372,157	\$418,411	+ 12.4%	\$361,600	\$406,385	+ 12.4%
Percent of List Price Received*	102.1%	101.4%	- 0.7%	101.7%	100.8%	- 0.9%
Inventory of Homes for Sale	84	77	- 8.3%	—	—	—
Months Supply of Inventory	1.5	1.6	+ 6.7%	—	—	—

* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

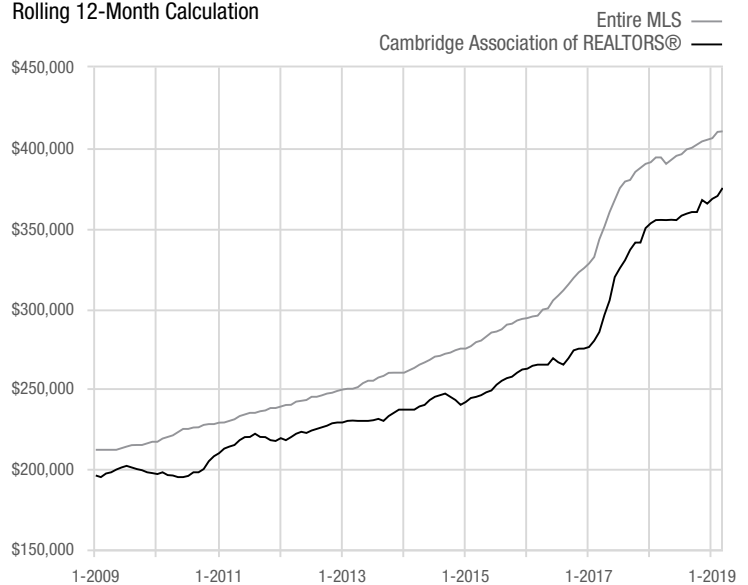
Median Sales Price - Single-Family

Rolling 12-Month Calculation



Median Sales Price - Townhouse/Condo

Rolling 12-Month Calculation



A rolling 12-month calculation represents the current month and the 11 months prior in a single data point. If no activity occurred during a month, the line extends to the next available data point.