

Residential Real Estate Report for Kitchener February 2024

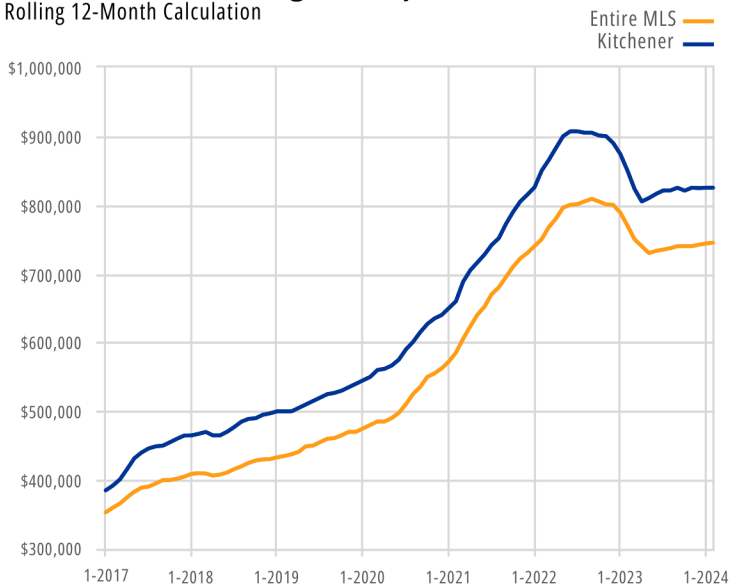


Single Family	February			Year to Date		
Key Metrics	2023	2024	% Change	Thru 2-2023	Thru 2-2024	% Change
New Listings	168	204	+ 21.4%	282	354	+ 25.5%
Sales	103	114	+ 10.7%	164	197	+ 20.1%
Days on Market Until Sale	15	17	+ 13.3%	17	21	+ 23.5%
Median Sales Price*	\$799,900	\$810,500	+ 1.3% +	\$789,000	\$815,000	+ 3.3%
Average Sales Price*	\$852,572	\$886,760	4.0%	\$849,450	\$896,396	+ 5.5%
Percent of List Price Received*	103.0%	103.0%	0.0%	101.9%	101.9%	0.0%
Inventory of Homes for Sale	131	189	+ 44.3%	--	--	--
Months Supply of Inventory	0.8	1.4	+ 75.0%	--	--	--

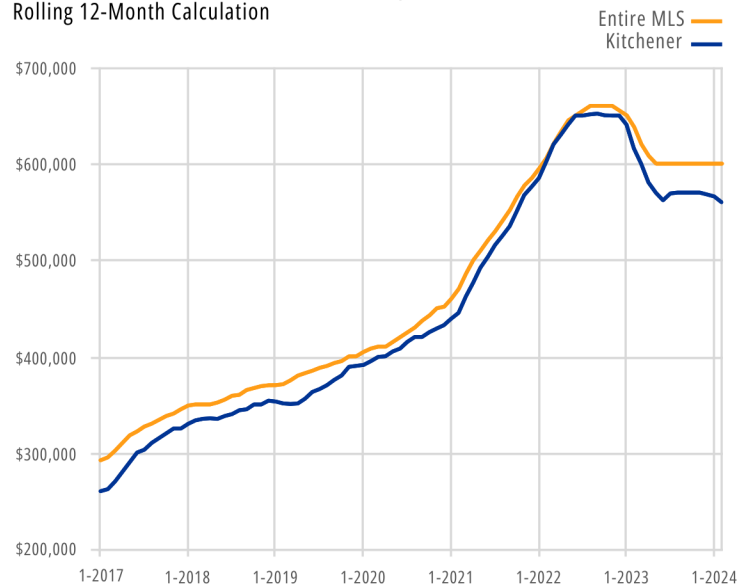
Townhouse/Condo	February			Year to Date		
Key Metrics	2023	2024	% Change	Thru 2-2023	Thru 2-2024	% Change
New Listings	124	157	+ 26.6%	266	350	+ 31.6%
Sales	86	106	+ 23.3%	156	184	+ 17.9%
Days on Market Until Sale	22	28	+ 27.3%	22	30	+ 36.4%
Median Sales Price*	\$555,000	\$517,500	- 6.8%	\$539,950	\$512,500	- 5.1%
Average Sales Price*	\$570,942	\$537,263	- 5.9%	\$571,769	\$538,620	- 5.8%
Percent of List Price Received*	102.9%	102.2%	- 0.7% +	102.1%	101.3%	- 0.8%
Inventory of Homes for Sale	148	246	66.2% +	--	--	--
Months Supply of Inventory	1.3	2.2	69.2%	--	--	--

* 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.