

Residential Real Estate Report for Kitchener March 2024

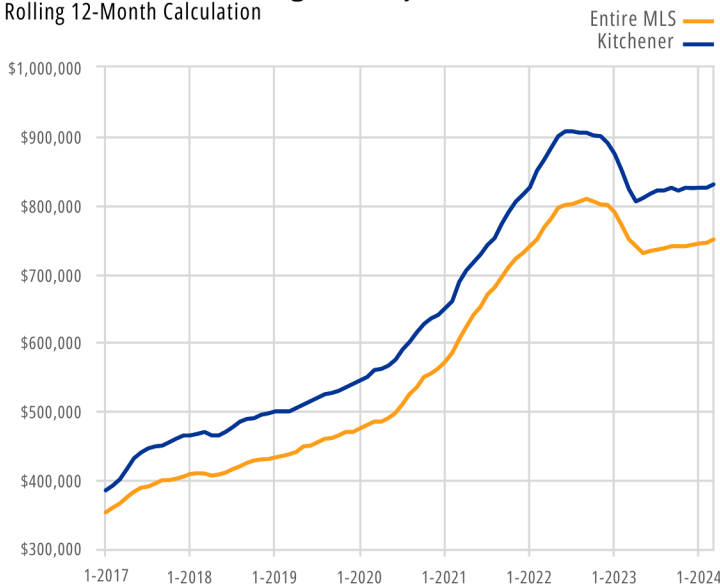


Single Family	March			Year to Date		
	2023	2024	% Change	Thru 3-2023	Thru 3-2024	% Change
Key Metrics						
New Listings	219	229	+ 4.6% -	501	583	+ 16.4%
Sales	165	142	13.9% -	329	340	+ 3.3%
Days on Market Until Sale	17	16	5.9%	17	19	+ 11.8%
Median Sales Price*	\$834,000	\$860,000	+ 3.1% +	\$805,000	\$835,000	+ 3.7%
Average Sales Price*	\$927,173	\$946,058	2.0% +	\$888,430	\$917,441	+ 3.3%
Percent of List Price Received*	104.4%	105.1%	0.7% +	103.2%	103.2%	0.0%
Inventory of Homes for Sale	137	195	42.3% +	--	--	--
Months Supply of Inventory	0.9	1.4	55.6%	--	--	--

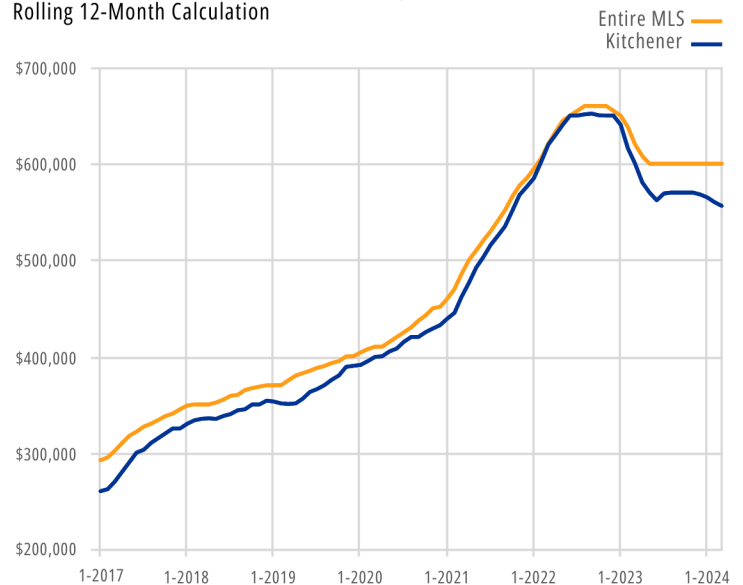
Townhouse/Condo	March			Year to Date		
	2023	2024	% Change	Thru 3-2023	Thru 3-2024	% Change
Key Metrics						
New Listings	173	200	+ 15.6%	439	551	+ 25.5%
Sales	117	110	- 6.0% +	273	293	+ 7.3% +
Days on Market Until Sale	19	20	5.3%	21	26	23.8% -
Median Sales Price*	\$575,000	\$547,500	- 4.8%	\$562,000	\$520,000	7.5%
Average Sales Price*	\$578,124	\$559,641	- 3.2%	\$574,493	\$545,347	- 5.1%
Percent of List Price Received*	105.1%	103.5%	- 1.5% +	103.4%	102.1%	- 1.3%
Inventory of Homes for Sale	152	281	84.9% +	--	--	--
Months Supply of Inventory	1.4	2.5	78.6%	--	--	--

* 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.