

DURHAM REGION ASSOCIATION OF REALTORS®

Housing Report

June 2011

Durham Homes Are In Demand

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DURHAM REGION, July 6, 2011 – The Durham Region Association of REALTORS® reported 1,046 sales for the month of June, a slight increase from 1,040 in May. This represents a 13.7% increase from June 2010 when there were 920 sales.

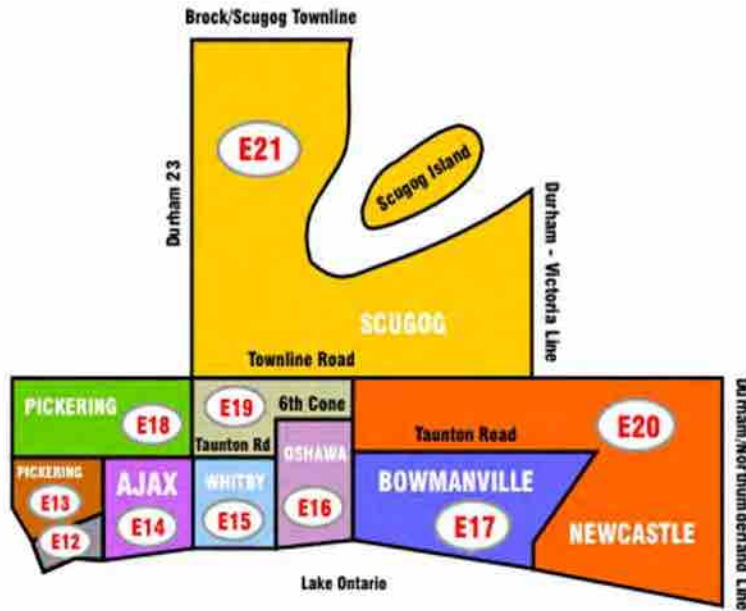
“At the mid-point of 2011 there have been a total of 5,057 sales which is a 7.6% decrease from the first half of 2010. However, this number is 1.4% higher than the 5 year average indicating that sales in the Durham Region remain stable” commented Dierdre Mullen, President of the Durham Region Association of REALTORS®.

The number of active listings is 2,119, down 2% since May and down 16.1% when compared to June of last year when there were 2,461 homes for sale. This figure also represents a drop of 18.5% from the 5 year average.

“Even though the resale inventory is considerably lower than in previous years, we’re seeing a steady increase in the average selling price across the Region. The average selling price for June 2011 was \$322,932 which shows a 2.2% increase from last month, a 6.1% increase from June 2010 and a 10.3% increase compared to the 5 year average. This trend suggests that Durham Region is in demand” said President Mullen.

Durham REALTORS®, We Work Where You Live. To contact a local Durham Association REALTOR® for more specific and local housing statistics or search for a weekend open house or listings in your neighbourhood, please visit www.DurhamRealEstate.org.





OVERVIEW

The Durham MLS® Statistics provided are compiled by the Durham Region Association of REALTORS® and are based on total home sales. The statistics reflect selling prices for various property types within the Durham Region. The map (shown left) identifies the location of each area specified in the table below. These statistics are for information purposes only.

AVERAGE SELLING PRICE BY HOUSING TYPE (\$)

AREA	NAME	AVG. SELLING PRICE	SINGLE DETACHED	SEMI-DETACHED	CONDO/TOWNHOUSE	CONDO APT.	LINK	ATTACHED ROW
E12	South Pickering	355,913	413,324	269,600	204,625	209,900	333,000	--
E13	North Pickering	403,817	505,170	341,531	252,193	231,091	225,000	301,957
E14	Ajax	347,450	383,657	292,145	256,922	223,878	--	285,250
E15	Whitby	334,289	381,135	267,571	206,886	259,724	274,193	265,756
E16	Oshawa	242,864	268,137	202,400	150,720	174,782	199,959	201,800
E17	Bowmanville/Courtice	277,830	308,551	209,125	185,250	159,165	240,533	212,700
E18	Whitevale,Claremont	887,917	887,917	--	--	--	--	--
E19	North Whitby/ North Oshawa	435,868	467,674	--	275,000	--	315,000	280,736
E20	Newcastle	323,966	333,824	--	--	193,000	246,500	--
E21	Scugog	343,741	348,407	220,000	--	327,500	--	--



LEGEND	
TA	Total Active (as of the last day of the month)
YTD	Year to Date (accumulation of new listings to date)
PYTD	Past Year to Date (accumulation of listings to date for previous year)
%+/-	Year Over Year Percentage Differential

NUMBER OF LISTINGS

AREA	NEW	TA	YTD	PYTD	% + / -
E12	42	43	206	271	-24.0%
E13	164	168	888	1133	-21.6%
E14	297	343	1654	1858	-11.0%
E15	286	280	1521	1709	-11.0%
E16	401	623	2366	2636	-10.2%
E17	188	256	1141	1235	-7.6%
E18	8	27	55	76	-27.6%
E19	73	95	399	438	-8.9%
E20	62	133	312	347	-10.1%
E21	65	151	361	460	-21.5%
TOTAL	1586	2119	8903	10163	-12.4%

NUMBER OF SALES

AREA	NEW	YTD	PYTD	% + / -
E12	32	122	137	-10.9%
E13	115	577	600	-3.8%
E14	187	944	1076	-12.3%
E15	215	952	947	0.5%
E16	246	1304	1355	-3.8%
E17	132	644	709	-9.2%
E18	3	23	30	-23.3%
E19	52	224	242	-7.4%
E20	32	114	159	-28.3%
E21	32	153	216	-29.2%
TOTAL	1046	5057	5471	-7.6%



DOLLAR VOLUME (\$)

AREA	NEW	YTD	PYTD	% + / -
E12	11,389,200	42,683,255	45,057,933	-5.3%
E13	46,438,990	213,167,994	209,040,723	2.0%
E14	64,973,190	323,943,467	357,530,677	-9.4%
E15	71,872,131	311,230,892	300,115,724	3.7%
E16	59,744,604	318,457,582	314,452,467	1.3%
E17	36,673,543	171,422,199	184,215,213	-6.9%
E18	2,663,750	17,628,050	17,428,900	1.1%
E19	22,665,150	86,053,050	93,142,419	-7.6%
E20	10,366,900	36,054,790	47,978,650	-24.9%
E21	10,999,700	53,090,059	73,446,934	-27.7%
TOTAL	337,787,158	1,573,731,338	1,642,409,640	-4.2%

AVERAGE SELLING PRICE (\$)

AREA	NEW	YTD	PYTD	% + / -
E12	355,913	349,863	328,890	6.4%
E13	403,817	369,442	348,401	6.0%
E14	347,450	343,160	332,278	3.3%
E15	334,289	326,923	316,912	3.2%
E16	242,864	244,216	232,068	5.2%
E17	277,830	266,184	259,824	2.4%
E18	887,917	766,437	580,963	31.9%
E19	435,868	397,558	384,886	3.3%
E20	323,966	316,270	301,753	4.8%
E21	343,741	346,994	340,032	2.0%
TOTAL	322,932	311,199	300,203	3.7%

