

Local Market Update – June 2024

A Research Tool Provided by ITSO.



City of Guelph

Area

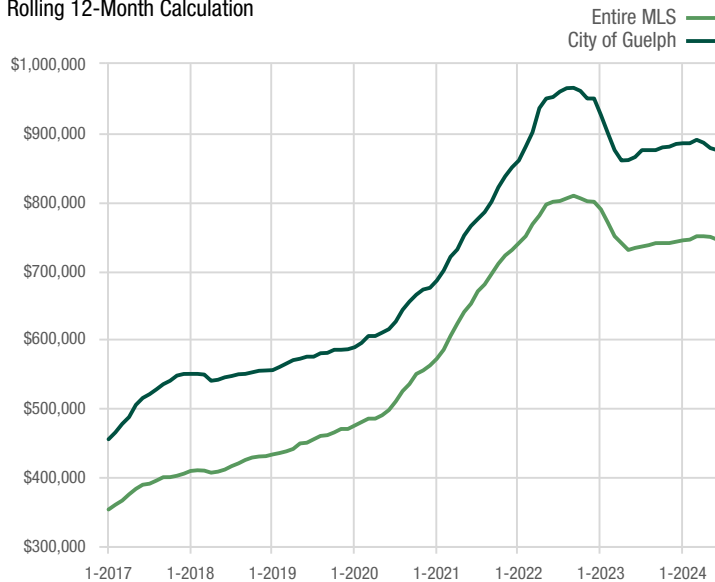
Single Family	June			Year to Date		
	2023	2024	% Change	Thru 6-2023	Thru 6-2024	% Change
New Listings	158	192	+ 21.5%	751	921	+ 22.6%
Sales	112	95	- 15.2%	506	511	+ 1.0%
Days on Market Until Sale	13	18	+ 38.5%	16	20	+ 25.0%
Median Sales Price*	\$942,500	\$862,500	- 8.5%	\$899,950	\$875,000	- 2.8%
Average Sales Price*	\$1,005,394	\$934,398	- 7.1%	\$961,445	\$927,924	- 3.5%
Percent of List Price Received*	103.2%	100.4%	- 2.7%	101.5%	100.5%	- 1.0%
Inventory of Homes for Sale	112	213	+ 90.2%	—	—	—
Months Supply of Inventory	1.5	3.0	+ 100.0%	—	—	—

Townhouse/Condo	June			Year to Date		
	2023	2024	% Change	Thru 6-2023	Thru 6-2024	% Change
New Listings	150	141	- 6.0%	678	812	+ 19.8%
Sales	78	88	+ 12.8%	488	448	- 8.2%
Days on Market Until Sale	16	25	+ 56.3%	20	28	+ 40.0%
Median Sales Price*	\$709,950	\$621,250	- 12.5%	\$660,000	\$635,000	- 3.8%
Average Sales Price*	\$689,782	\$643,651	- 6.7%	\$661,131	\$652,746	- 1.3%
Percent of List Price Received*	100.6%	99.4%	- 1.2%	100.2%	99.8%	- 0.4%
Inventory of Homes for Sale	122	190	+ 55.7%	—	—	—
Months Supply of Inventory	1.8	3.0	+ 66.7%	—	—	—

* 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.

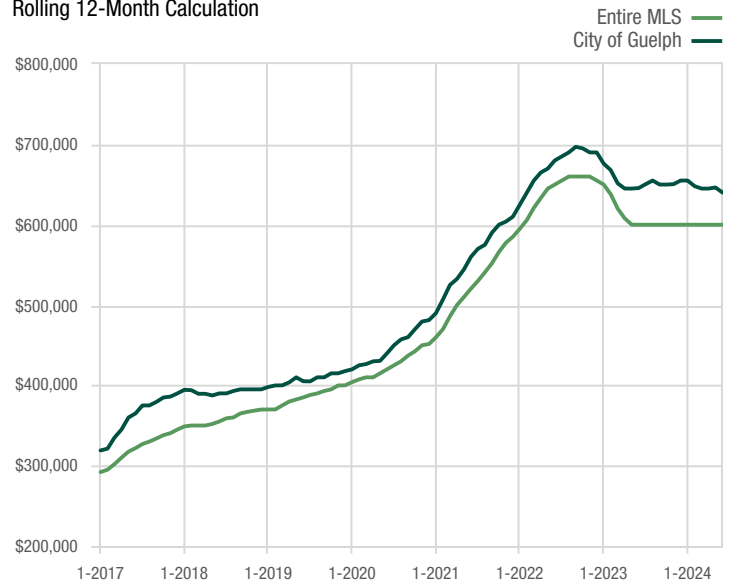
Median Sales Price - Single-Family

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.