



2022 JANUARY

GUELPH/ERAMOSA

Real Estate Market Report



OVERVIEW

BALANCED MARKET

The real estate market in Guelph/Eramosa slowed down as expected during the holidays, but the decrease in new listings this month was not enough to bring down the strong sellers market we have led this year with. With higher sale prices, we can expect a competitive market amongst buyers in continuing this year.



January year-over-year sales volume of \$17,394,500

Up 396.26% from 2020's \$3,505,150 with unit sales of 9 up 125% from last January's 4. New listings of 12 are down from the 14 in 2020, with the sales/listing ratio of 75% up from 28.57% in 2020.



Year-to-date sales volume of \$17,394,500

Up 396.26% from 2020's \$3,505,150 with unit sales of 9 up 125% from last January's 4. New listings of 12 are down 14.29% from a year ago, with the sales/listing ratio of 75% up 46.43%.



Year-to-date average sale price of \$1,932,722

Up from \$876,288 one year ago with median sale price of \$1,510,500 up from \$877,575 one year ago. Average days-on-market of 38 is up 31 days from last year.

JANUARY NUMBERS

Median Sale Price

\$1,510,500

+72.12%

Sales Volume

\$17,394,500

+396.26%

Unit Sales

9

+125%

New Listings

12

-14.29%

Expired Listings

0

No Change

Unit Sales/Listings Ratio

75%

+46.43%

*Year-over-year comparison
(January 2022 vs. January 2021)*

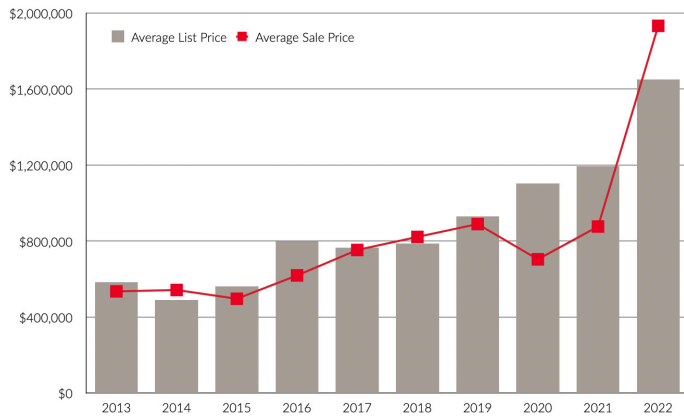


THE MARKET IN DETAIL

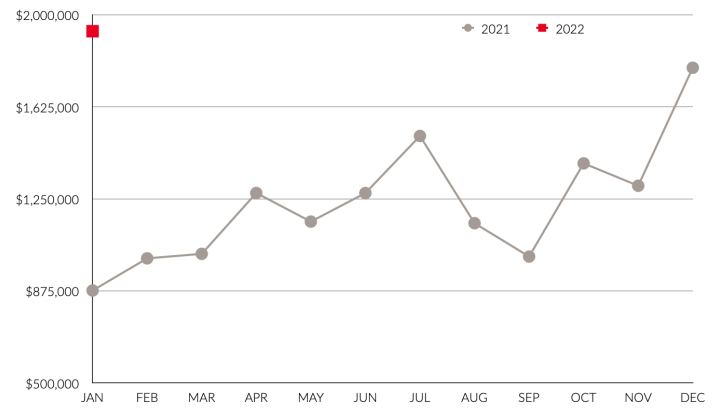
	2020	2021	2022	2021-2022
YTD Volume Sales	\$5,629,400	\$3,505,150	\$17,394,500	+396.26%
YTD Unit Sales	8	4	9	+125%
YTD New Listings	22	14	12	-14.29%
YTD Sales/Listings Ratio	36.36%	28.57%	75%	+46.43%
YTD Expired Listings	6	0	0	No Change
January Volume Sales	\$5,629,400	\$3,505,150	\$17,394,500	+396.26%
January Unit Sales	8	4	9	+125%
January New Listings	22	14	12	-14.29%
January Sales/Listings Ratio	36.36%	28.57%	75%	+46.43%
January Expired Listings	6	0	0	No Change
YTD Sales: \$0-\$199K	0	0	0	No Change
YTD Sales: \$200K-\$349K	0	0	0	No Change
YTD Sales: \$350K-\$549K	3	0	0	No Change
YTD Sales: \$550K-\$749K	1	1	1	No Change
YTD Sales: \$750K-\$999K	2	1	1	No Change
YTD Sales: \$1M+	2	2	7	+250%
YTD Average Days-On-Market	85	7	38	+442.86%
YTD Average Sale Price	\$703,675	\$876,288	\$1,932,722	+120.56%
YTD Median Sale Price	\$687,450	\$877,575	\$1,510,500	+72.12%

Wellington County MLS Sales and Listing Summary
2020 vs. 2021 vs. 2022

AVERAGE SALE PRICE

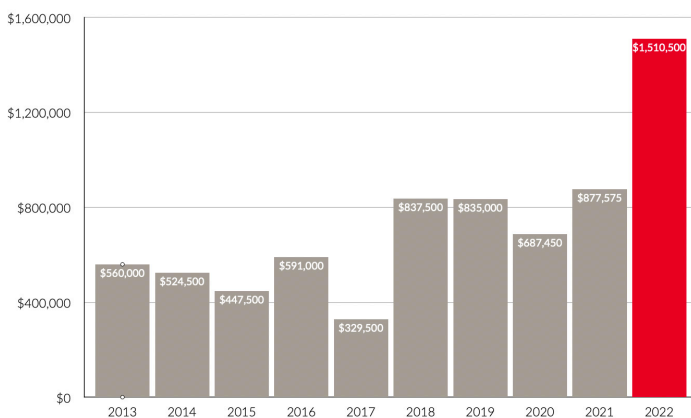


Year-Over-Year

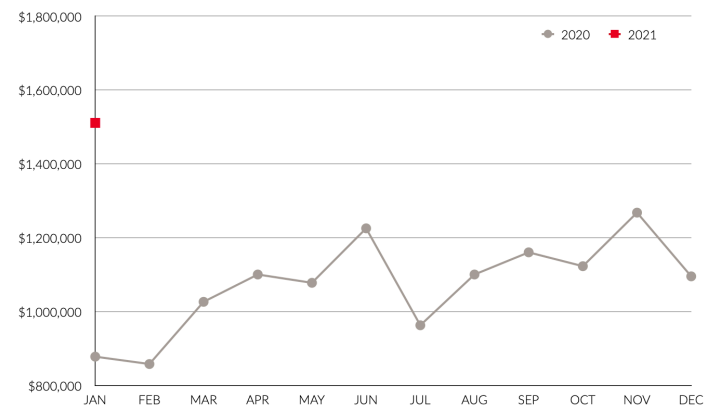


Month-Over-Month 2021 vs. 2022

MEDIAN SALE PRICE



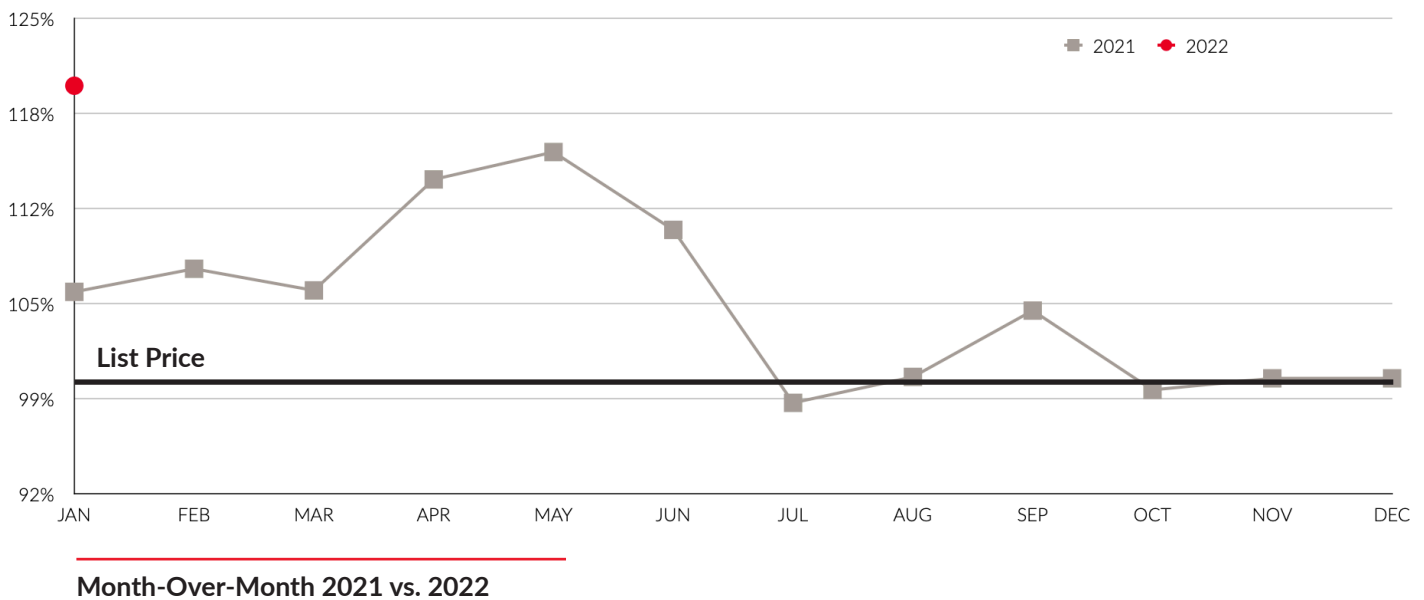
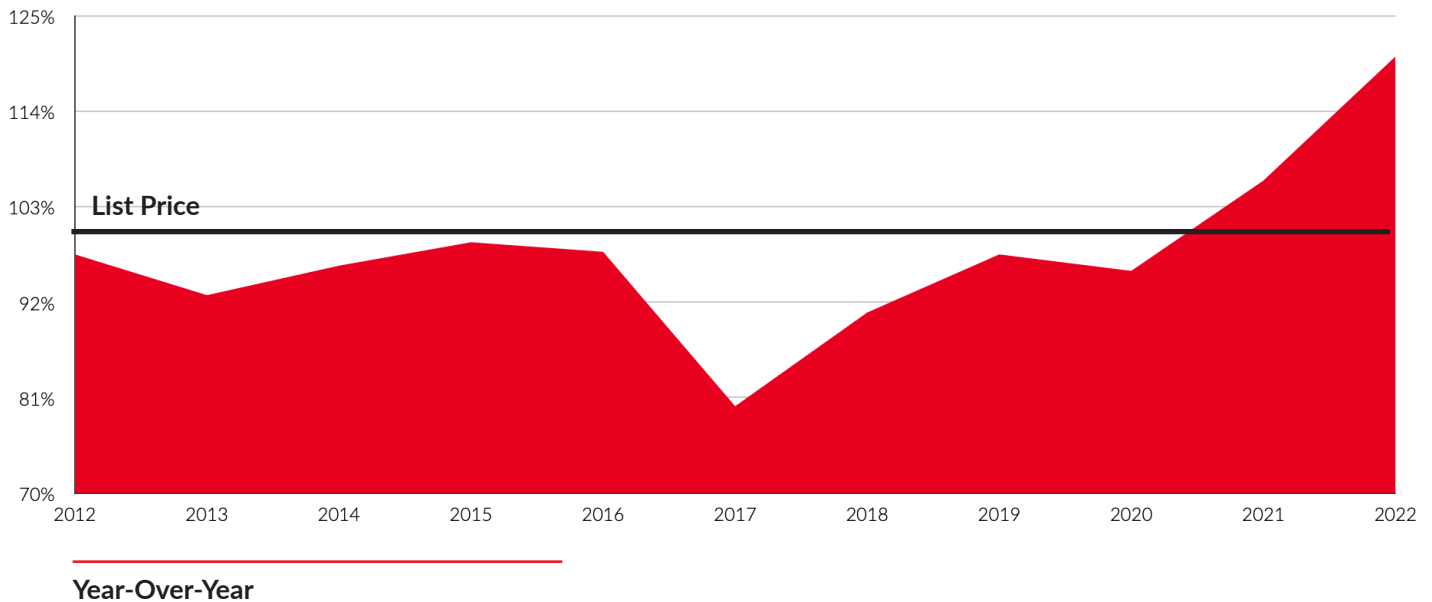
Year-Over-Year



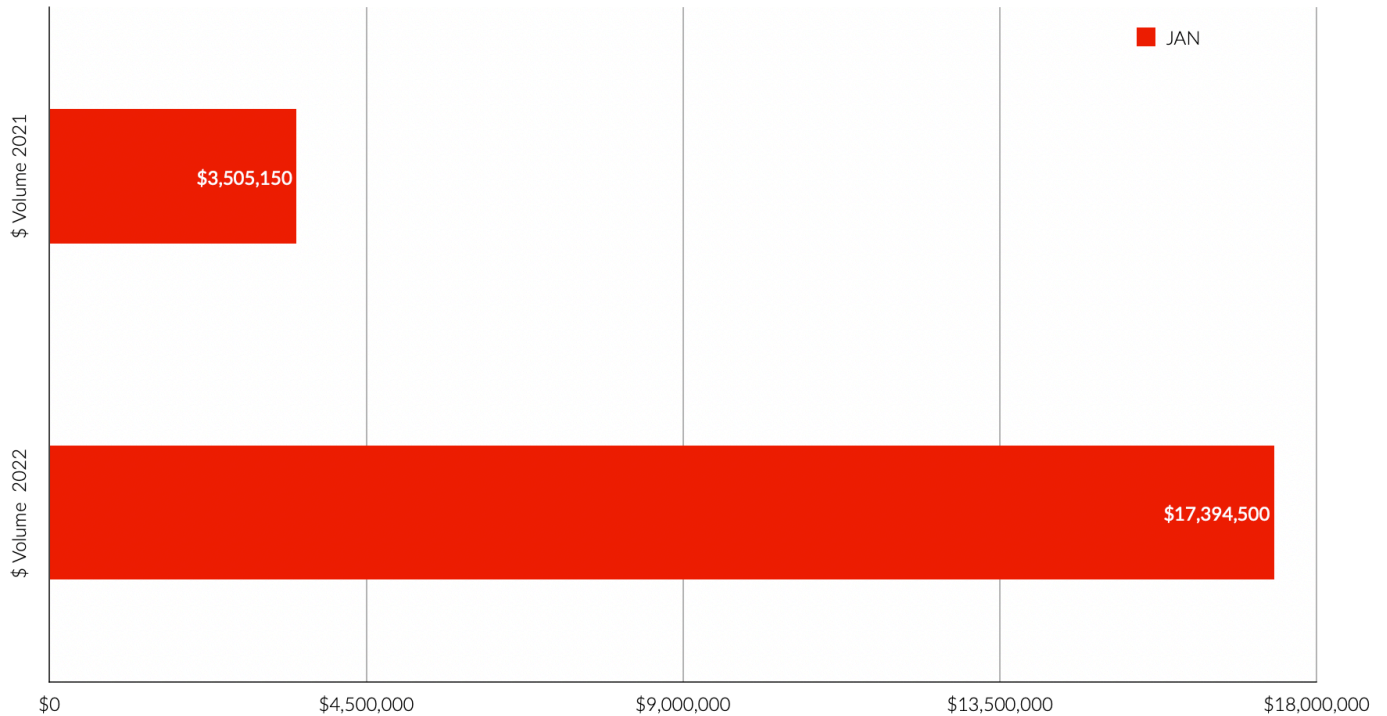
Month-Over-Month 2021 vs. 2022

* Median sale price is based on residential sales (including freehold and condominiums).

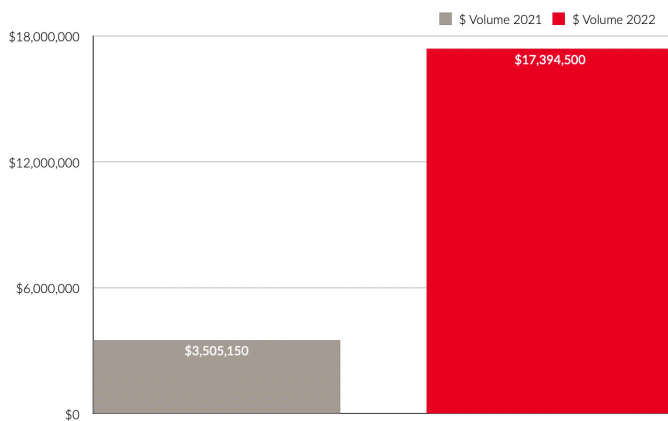
SALE PRICE VS. LIST PRICE RATIO



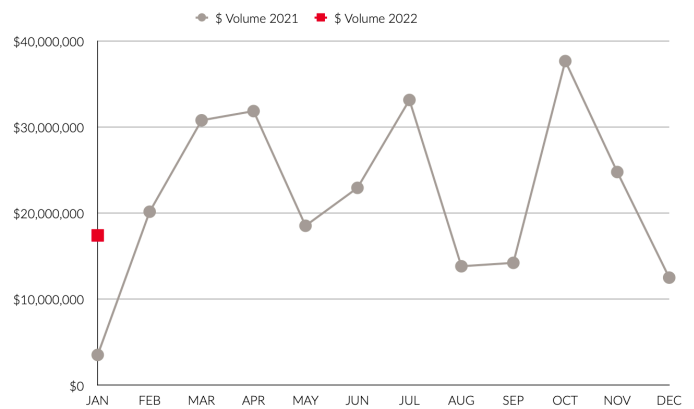
DOLLAR VOLUME SALES



Monthly Comparison 2021 vs. 2022

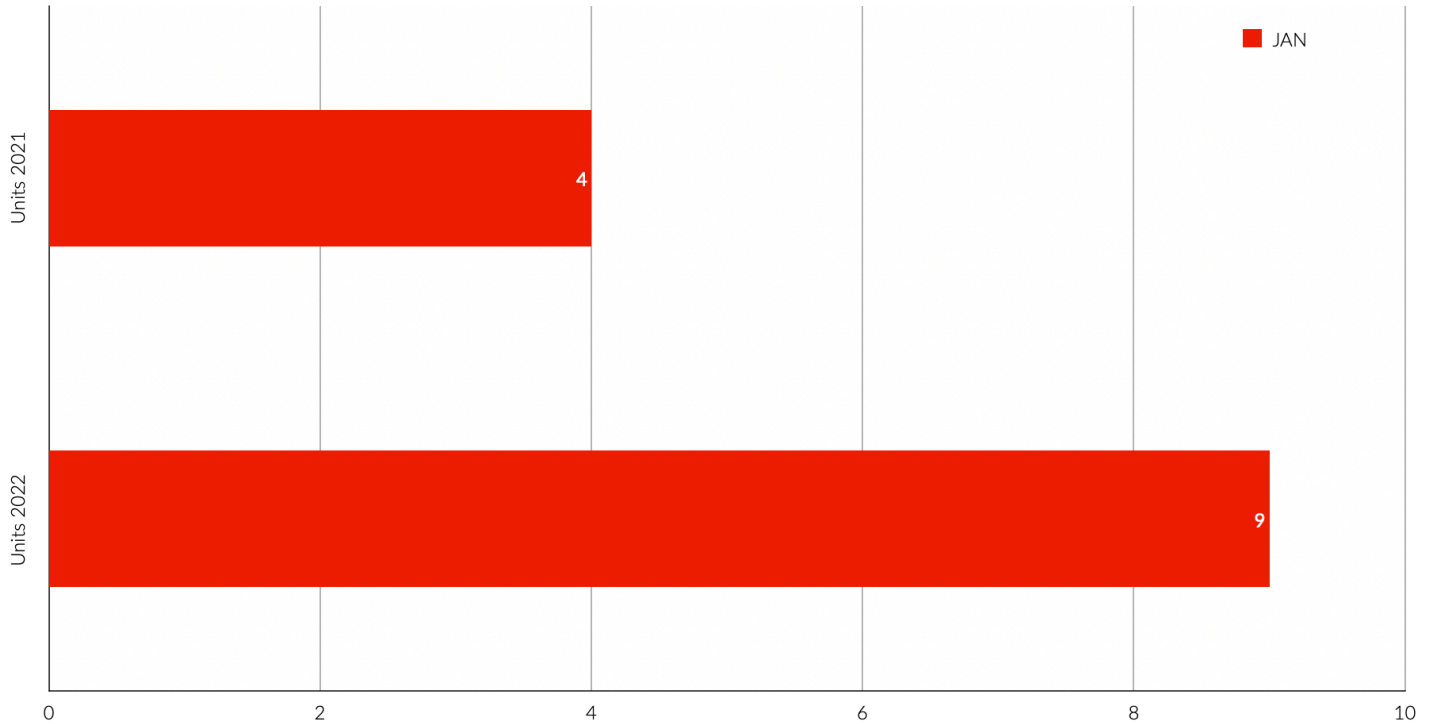


Yearly Totals 2021 vs. 2022

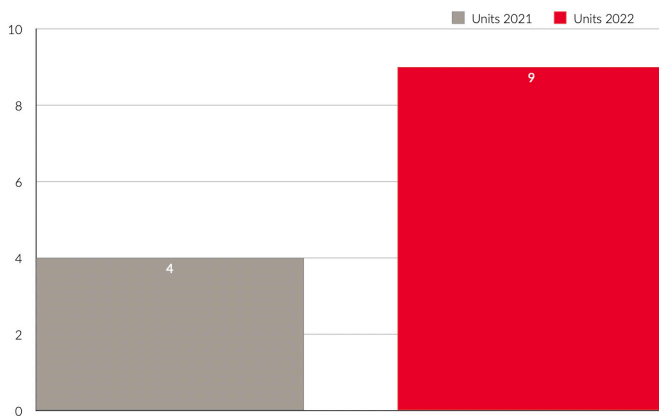


Month vs. Month 2021 vs. 2022

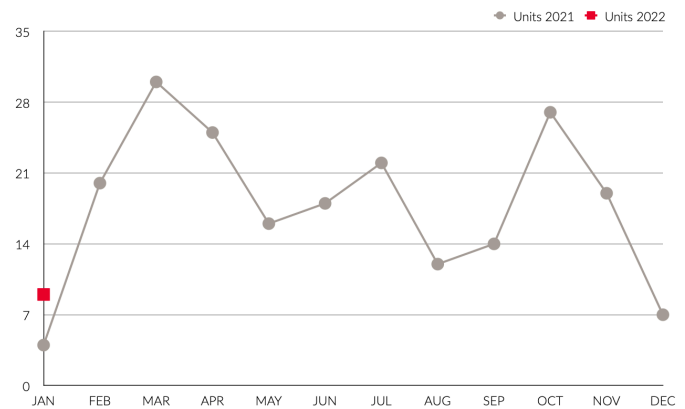
UNIT SALES



Monthly Comparison 2021 vs. 2022



Yearly Totals 2021 vs. 2022



Month vs. Month 2021 vs. 2022

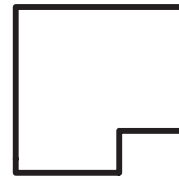
SALES BY TYPE


















FREEHOLD



CONDOMINIUM



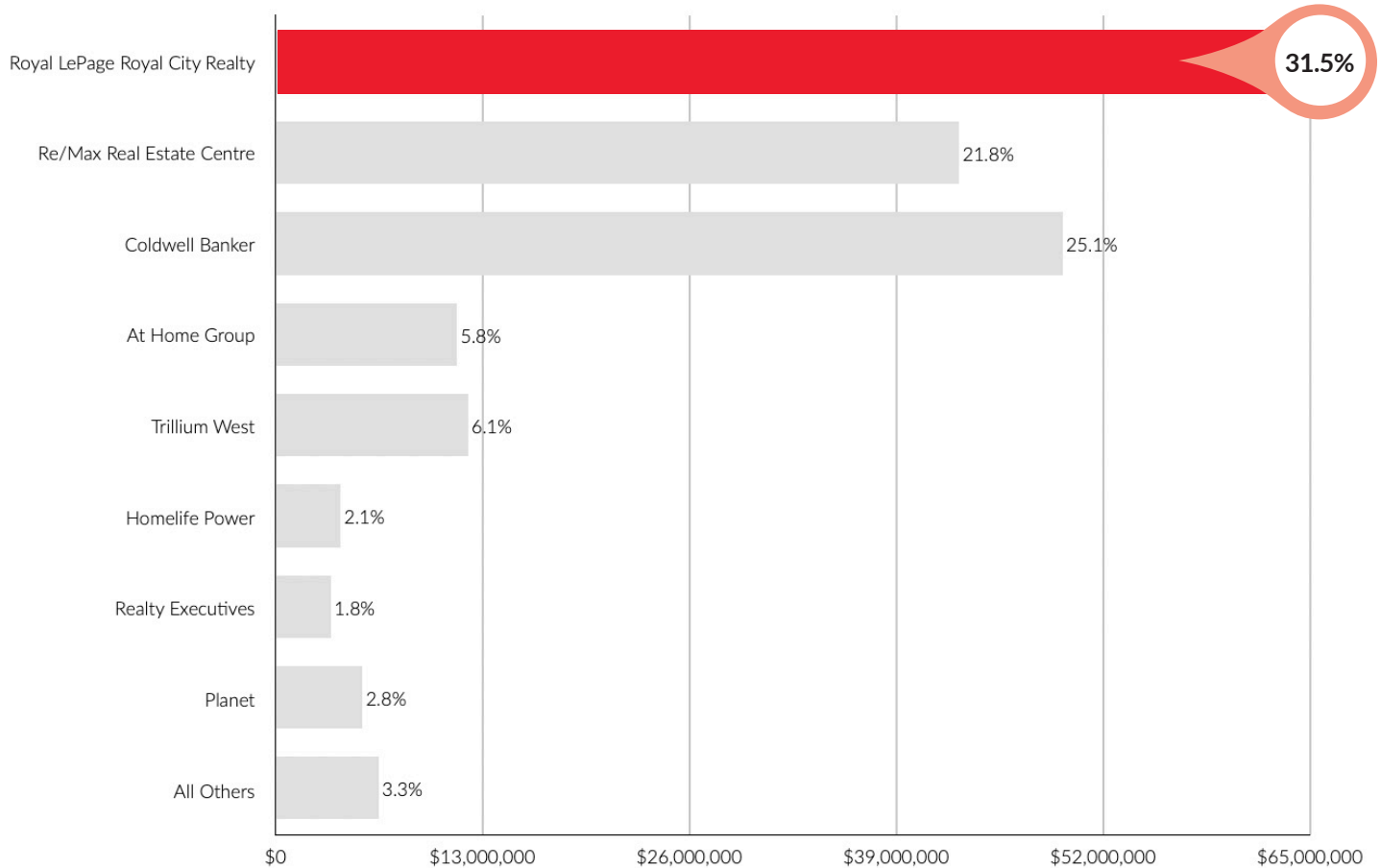
VACANT LAND

	FREEHOLD	CONDOMINIUM	VACANT LAND
YTD Sales Volume	 \$13,005,500 +372.93%	 \$583,000 -22%	 \$0 No Change
YTD Unit Sales	 7 +133.33%	 1 No Change	 0 No Change
YTD Average Sale Price	 \$1,857,929 +102.68%	 \$589,000 -22%	 N/A
January Sales Volume	 \$13,005,500 +372.93%	 \$589,000 -22%	 \$0 No Change
January Unit Sales	 7 +133.33%	 1 No change	 0 No Change

Year-Over-Year Comparison (2022 vs. 2021)



MARKET DOMINANCE

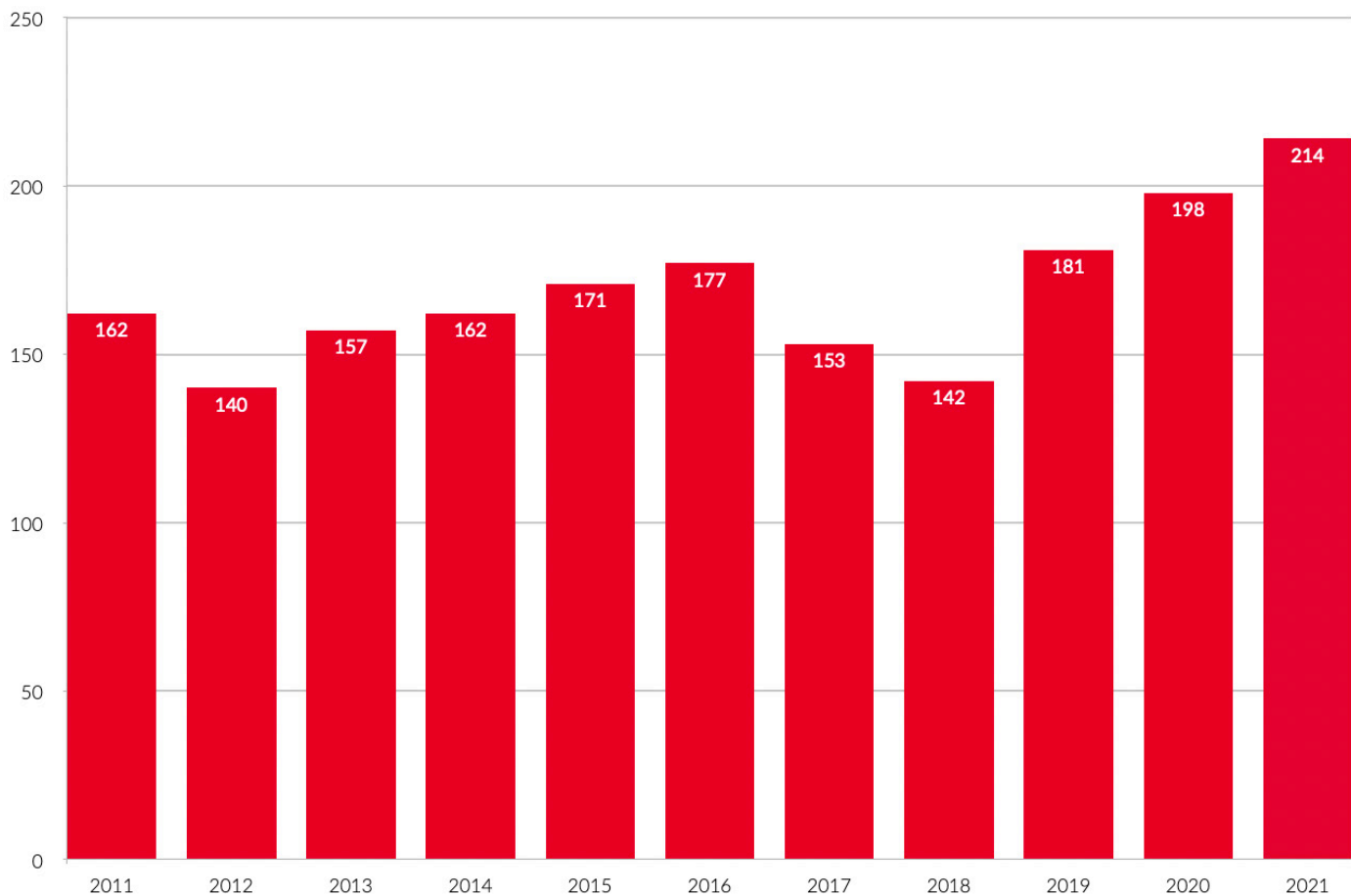


Market Share by Dollar Volume

Listing Selling Ends Combined for Guelph Based Companies
January 2022



10 YEAR MARKET ANALYSIS



Units Sold



OUR LOCATIONS



ELORA

519-846-1365
9 Mill Street East, Elora



FERGUS

519-843-1365
162 St. Andrew Street East, Fergus



GUELPH

519-824-9050
848 Gordon Street Unit 101, Guelph



GUELPH

519-821-6191
214 Speedvale Ave W., Guelph



GUELPH (COMMERCIAL)

519-836-8060
1467 Gordon Street Unit L1, Guelph



ROCKWOOD

519-856-9922
118 Main Street S., Rockwood



/RoyalLePageRoyalCity



/RoyalCityRealty



/RLPRoyalCity

Helping You Is What We Do.

Find more Real Estate Market Reports for Wellington County at royalcity.com/market-update/