



2024 JANUARY

CENTRE WELLINGTON

Real Estate Market Report



OVERVIEW

BALANCED MARKET

Centre Wellington remains a balanced market while entering the new year. A jump in sales volume and unit sales was accompanied by an even greater jump in inventory, holding Centre Wellington in it's balanced market.



January year-over-year sales volume of \$22,103,510

Up 16.06% from 2023's \$19,045,390 with unit sales of 27 up 12.5% from last January's 24. New listings of 65 are up 44.44% from a year ago, with the sales/listing ratio of 41.54% down 11.79%.



Year-to-date sales volume of \$22,103,510

Up 16.06% from 2023's \$19,045,390 with unit sales of 27 are up 12.5% from last year's 24. New listings of 65 are up 44.44% from a year ago, with the sales/listing ratio of 41.54% down 11.79%.



Year-to-date average sale price of \$818,649

Up from \$793,558 one year ago with median sale price of \$720,000 down from \$765,000 one year ago. Average days-on-market of 38 is down 4 days from last year.

JANUARY NUMBERS

Median Sale Price
\$720,000
-5.88%

Average Sale Price
\$818,649
+3.16%

Sales Volume
\$22,103,510
+16.06%

Unit Sales
27
+12.5%

New Listings
65
+44.44%

Expired Listings
11
+10%

Unit Sales/Listings Ratio
41.54%
-11.79%

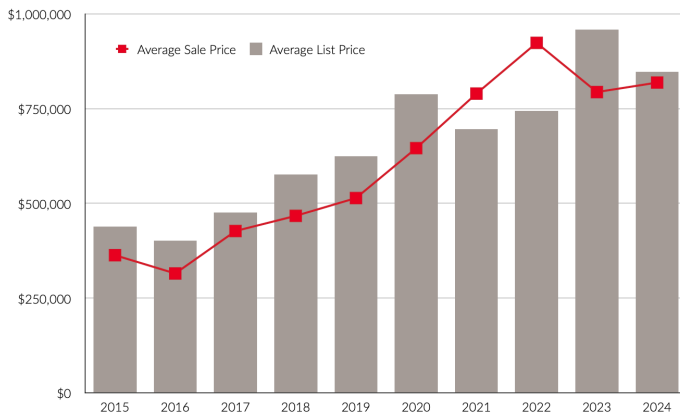
*Year-over-year comparison
(January 2024 vs. January 2023)*

THE MARKET IN DETAIL

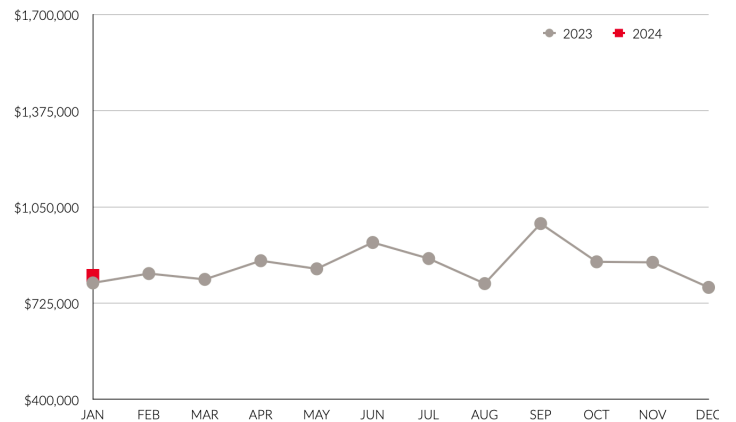
	2022	2023	2024	2023-2024
YTD Volume Sales	\$25,753,188	\$19,045,390	\$22,103,510	+16.06%
YTD Unit Sales	29	24	27	+12.5%
YTD New Listings	34	45	65	+44.44%
YTD Sales/Listings Ratio	85.29%	53.33%	41.54%	-11.79%
YTD Expired Listings	0	10	11	+10%
Monthly Volume Sales	\$25,753,188	\$19,045,390	\$22,103,510	+16.06%
Monthly Unit Sales	29	24	27	+12.5%
Monthly New Listings	34	45	65	+44.44%
Monthly Sales/Listings Ratio	85.29%	53.33%	41.54%	-11.79%
Monthly Expired Listings	0	10	11	+10%
YTD Sales: \$0-\$199K	0	0	0	No Change
YTD Sales: \$200k-349K	1	0	0	No Change
YTD Sales: \$350K-\$549K	3	2	2	No Change
YTD Sales: \$550K-\$749K	6	8	14	+75%
YTD Sales: \$750K-\$999K	12	12	8	-33.33%
YTD Sales: \$1M+	7	2	3	+50%
YTD Average Days-On-Market	24.00	42.00	38.00	-9.52%
YTD Average Sale Price	\$923,440	\$793,558	\$818,649	+3.16%
YTD Median Sale Price	\$871,000	\$765,000	\$720,000	-5.88%

Centre Wellington MLS Sales and Listing Summary
2022 vs. 2023 vs. 2024

AVERAGE SALE PRICE

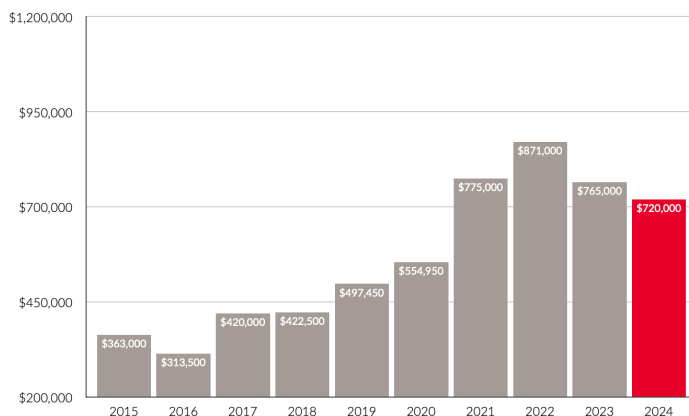


Year-Over-Year

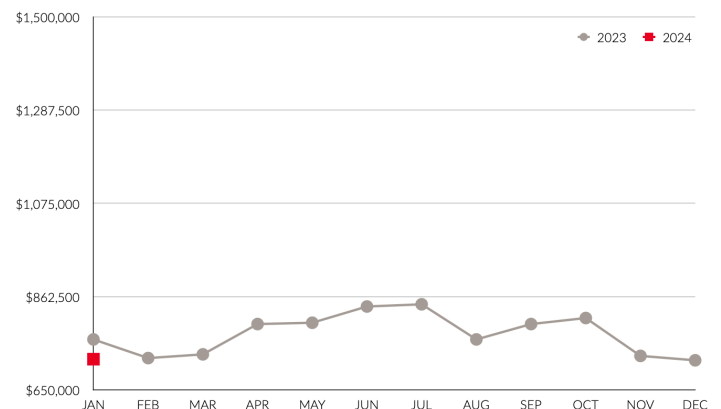


Month-Over-Month 2023 vs. 2024

MEDIAN SALE PRICE



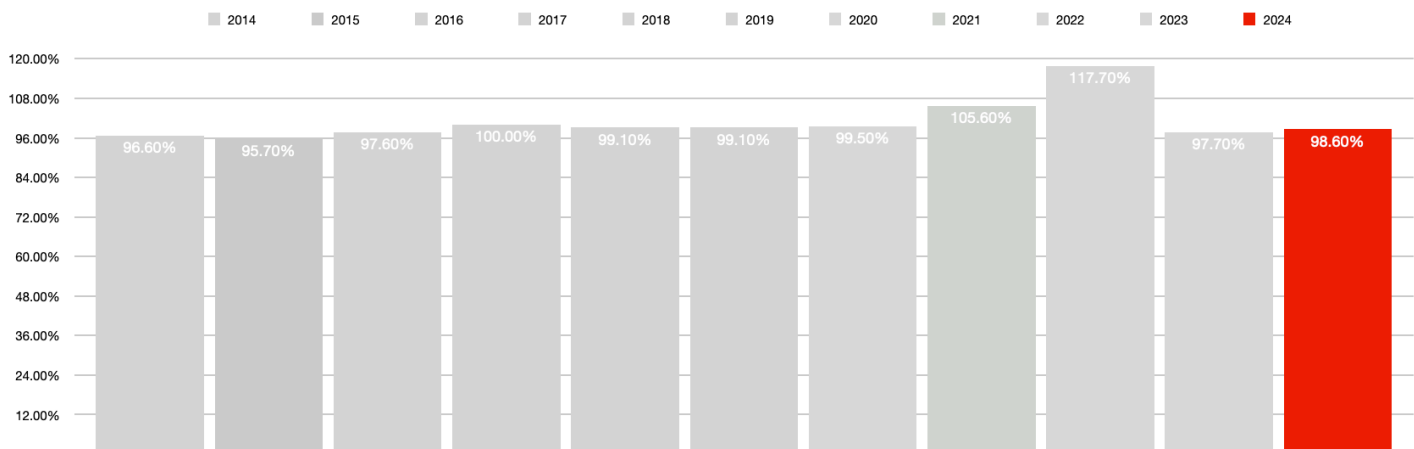
Year-Over-Year



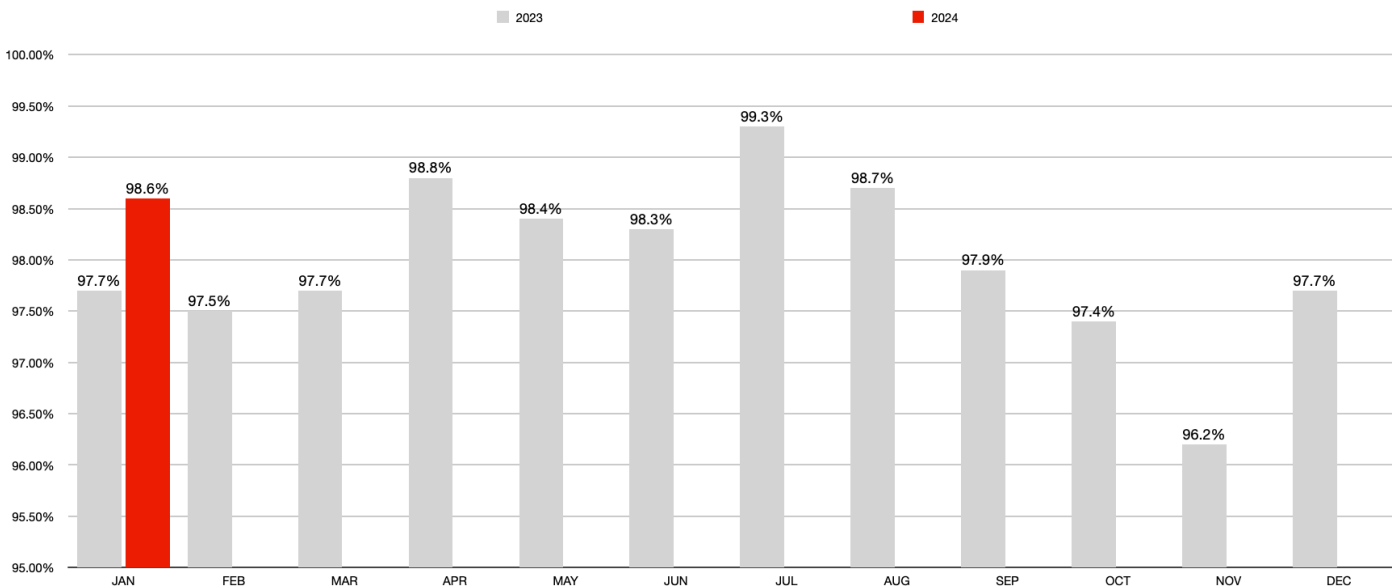
Month-Over-Month 2023 vs. 2024

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

SALE PRICE VS. LIST PRICE RATIO



Year-Over-Year

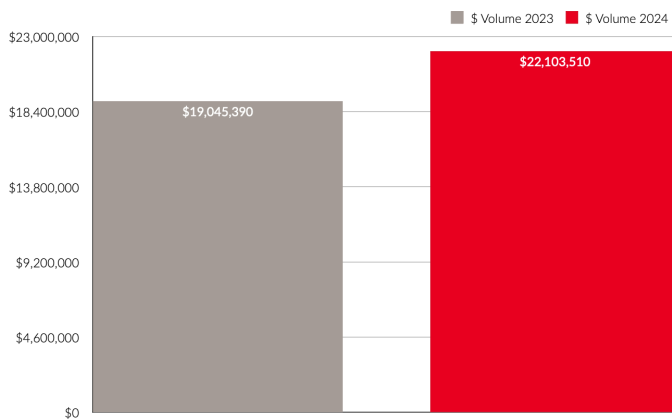


Month-Over-Month 2023 vs. 2024

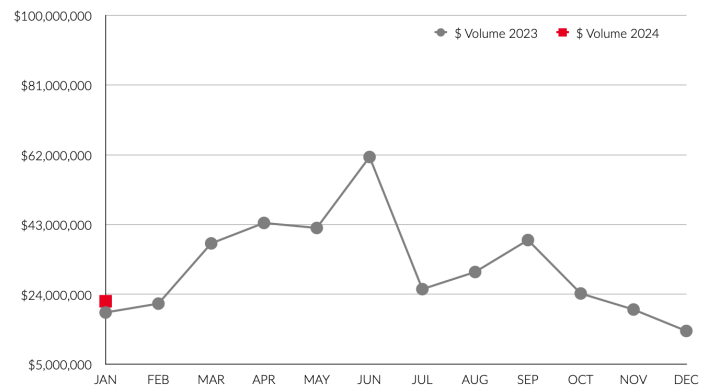
DOLLAR VOLUME SALES



Monthly Comparison 2023 vs. 2024

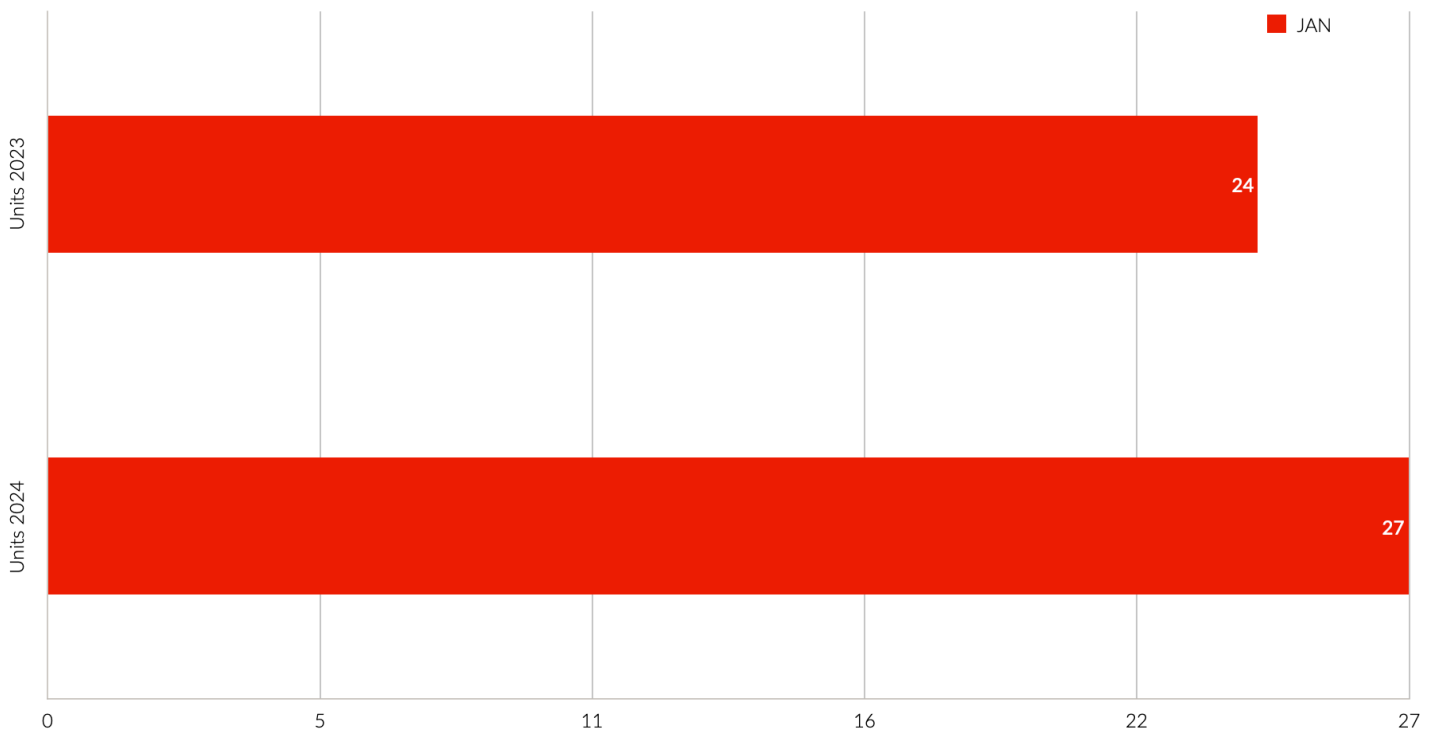


Yearly Totals 2023 vs. 2024

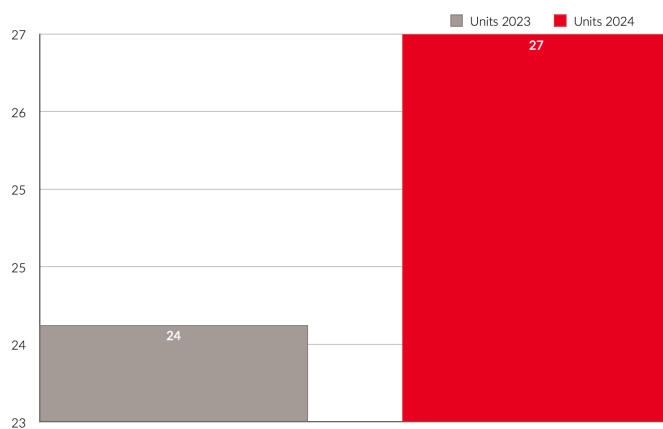


Month vs. Month 2023 vs. 2024

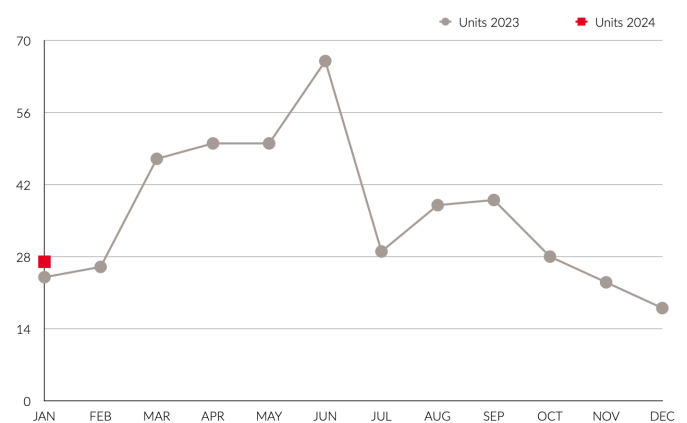
UNIT SALES



Monthly Comparison 2023 vs. 2024

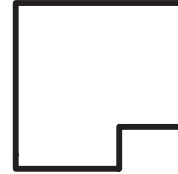

















Yearly Totals 2023 vs. 2024



Month vs. Month 2023 vs. 2024

SALES BY TYPE



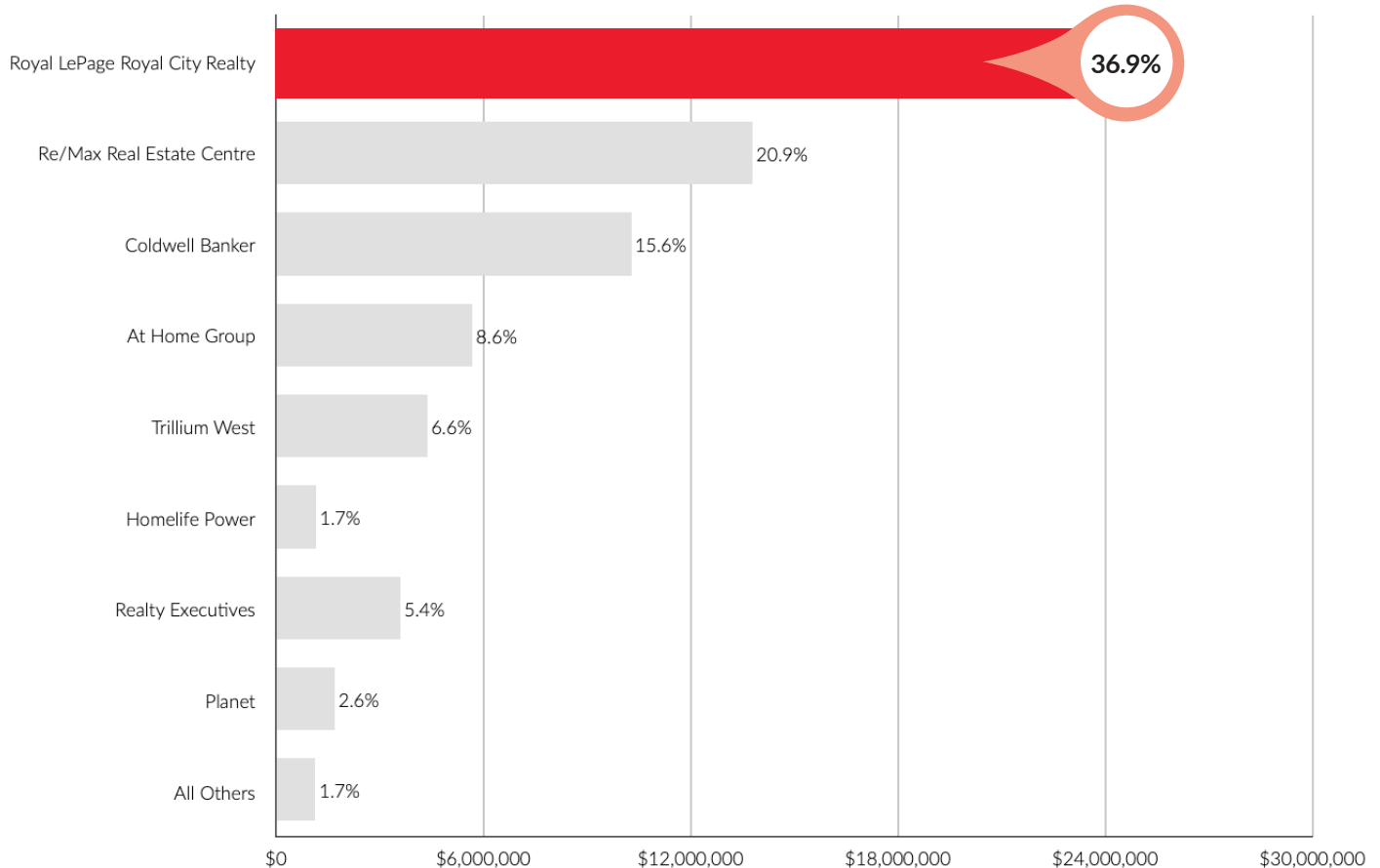
	FREEHOLD	CONDOMINIUM	VACANT LAND
YTD Sales Volume	 \$19,923,510 +15.13%	 \$1,605,000 -7.76%	 \$0 No Change
YTD Unit Sales	 23 +9.52%	 3 No Change	 0 No Change
YTD Average Sale Price	 \$866,240 +5.12%	 \$535,000 -7.76%	 \$0 No Change
January Sales Volume	 \$19,923,510 +15.13%	 \$1,605,000 -7.76%	 \$0 No Change
January Unit Sales	 23 +9.52%	 3 No Change	 0 No Change

NOTE: All MLS® sales data in this report comes from the Guelph Association Of REALTORS® and refers specifically to residential sales as of January 1, 2024.

Year-Over-Year Comparison (2024 vs. 2023)

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MARKET DOMINANCE

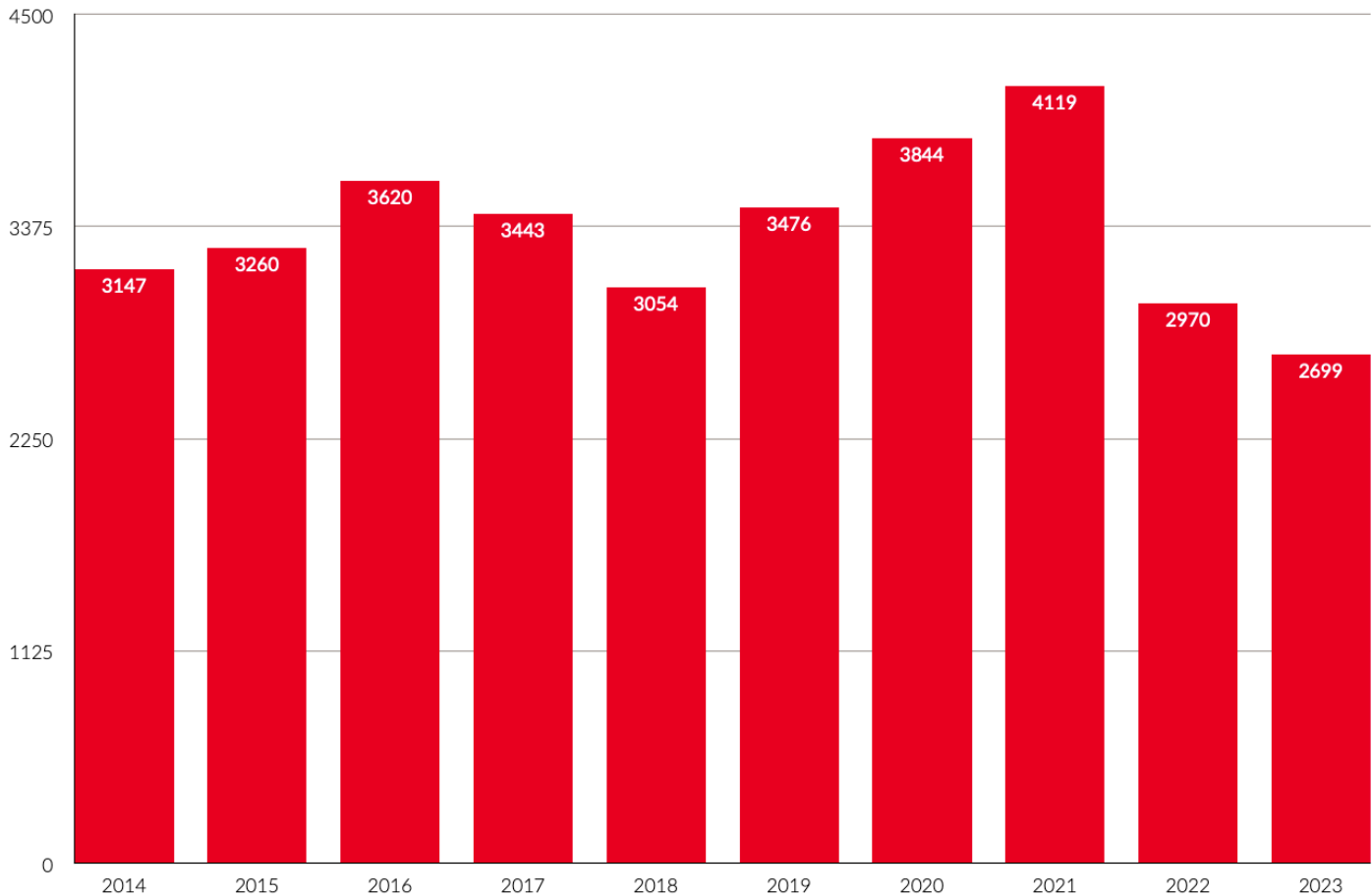


Market Share by Dollar Volume

Listing Selling Ends Combined for Guelph Based Companies
January 2024



10 YEAR MARKET ANALYSIS



Units Sold

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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 (COMMERCIAL)

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



ROCKWOOD

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



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