



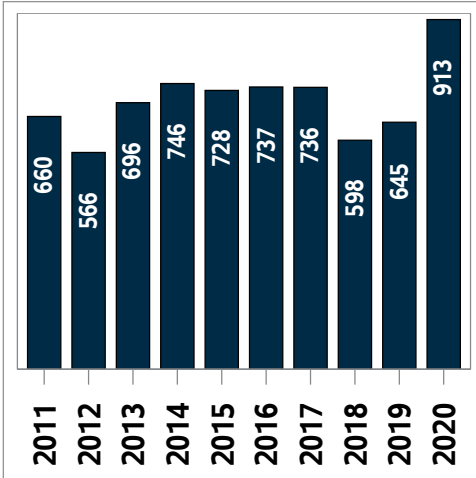
**REALTORS® Association of Hamilton
Burlington
Residential Market Activity and MLS®
HPI Report
December 2020**



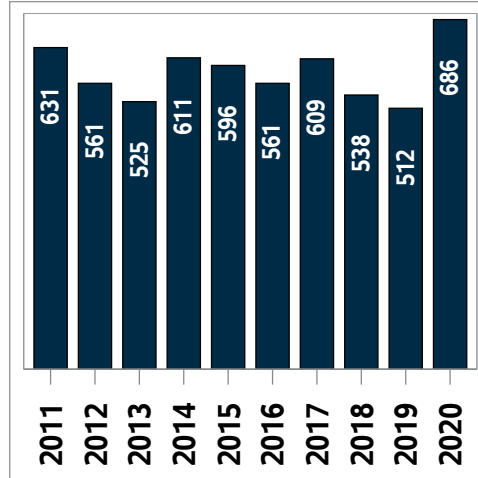
Prepared for the REALTORS® Association of Hamilton Burlington by the Canadian Real Estate Association

REALTORS® Association of Hamilton-Burlington MLS® Residential Market Activity

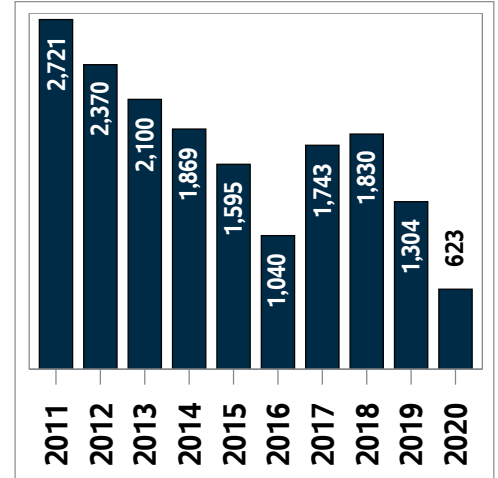
**Sales Activity
(December only)**



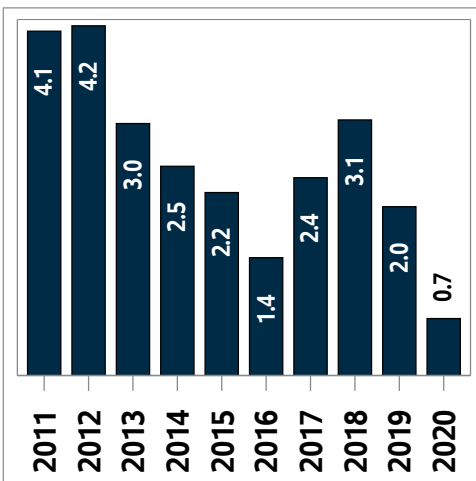
**New Listings
(December only)**



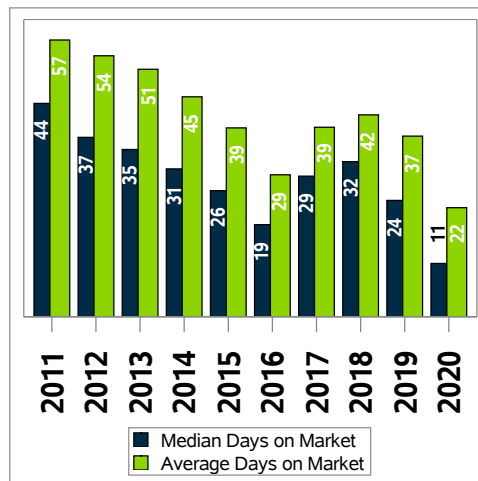
**Active Listings
(December only)**



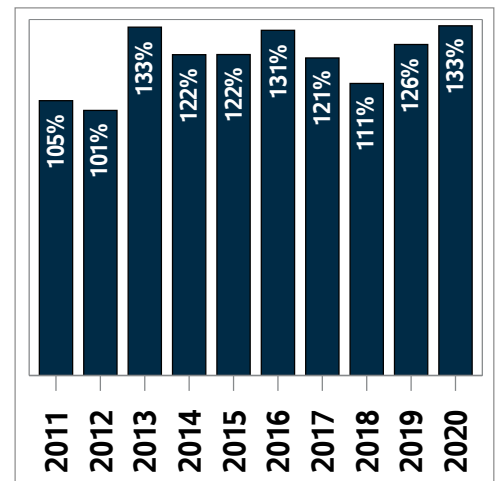
**Months of Inventory
(December only)**



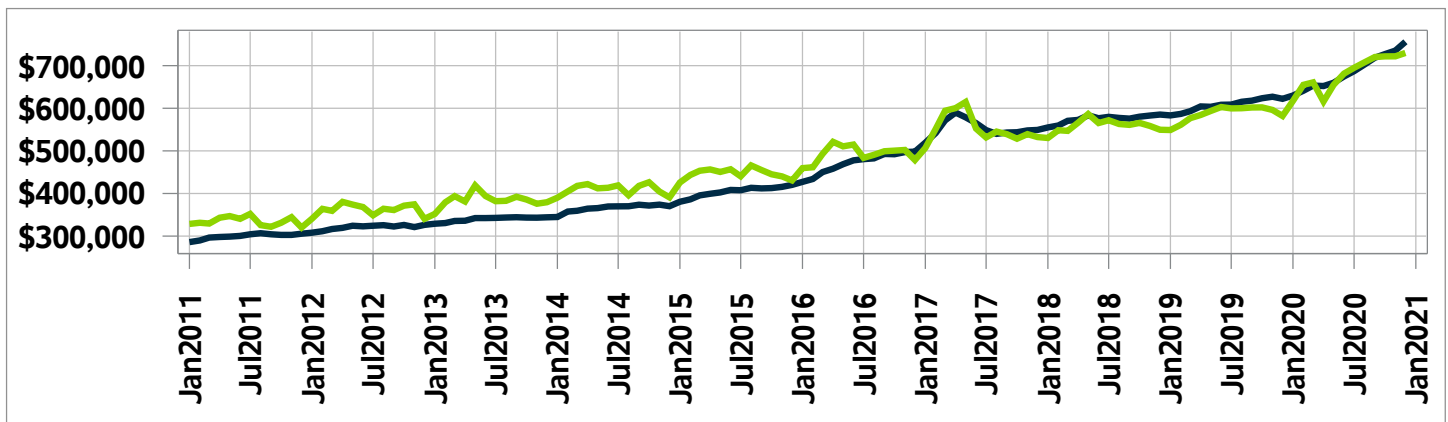
**Days on Market
(December only)**



**Sales to New Listings Ratio
(December only)**

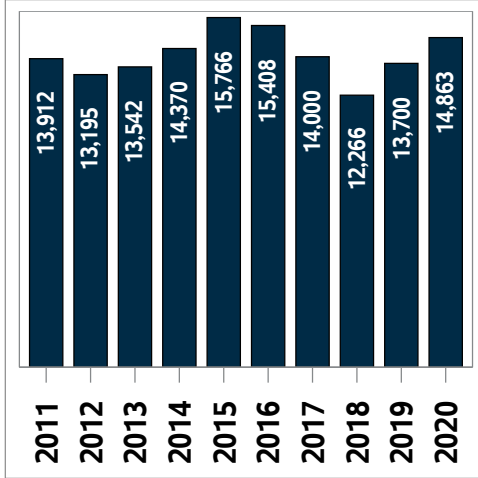


MLS® HPI Composite Benchmark Price and Average Price

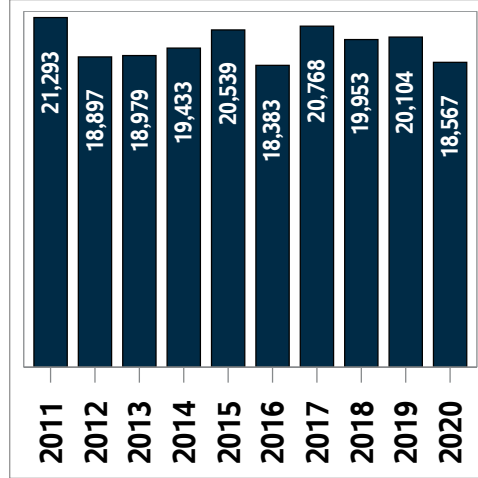


REALTORS® Association of Hamilton-Burlington MLS® Residential Market Activity

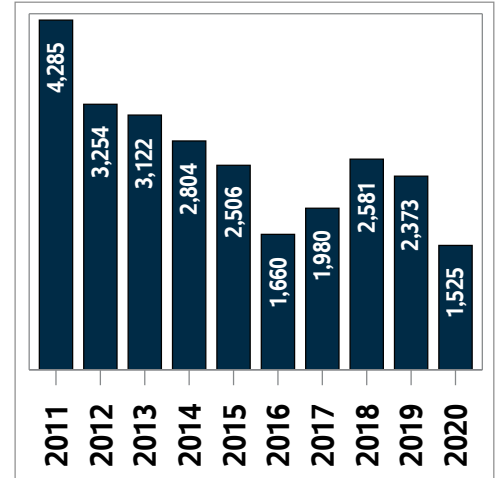
Sales Activity
(December Year-to-date)



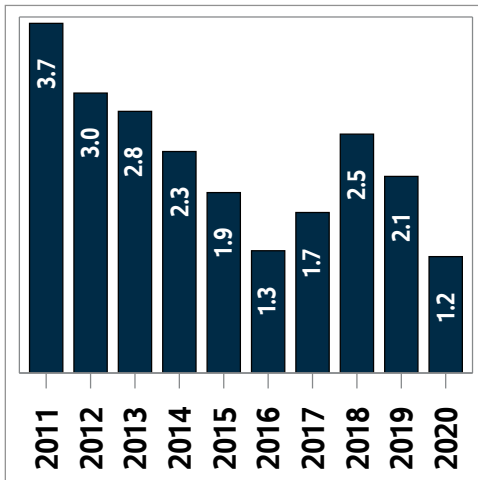
New Listings
(December Year-to-date)



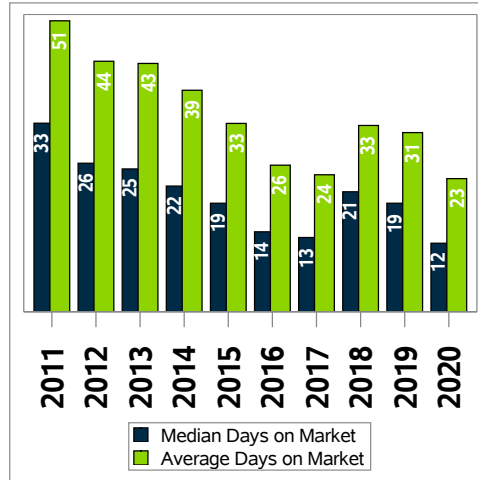
Active Listings ¹
(December Year-to-date)



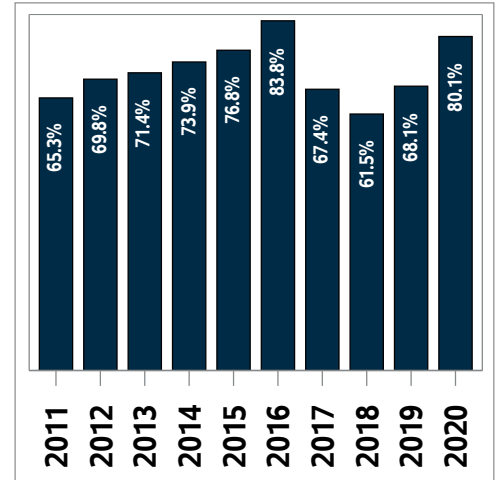
Months of Inventory ²
(December Year-to-date)



Days on Market
(December Year-to-date)



Sales to New Listings Ratio
(December Year-to-date)



¹ The year-to-date active listings figure is a monthly average of the number of homes on the market at the end of each month so far this year

² Average active listings January to the current month/average of sales January to the current month

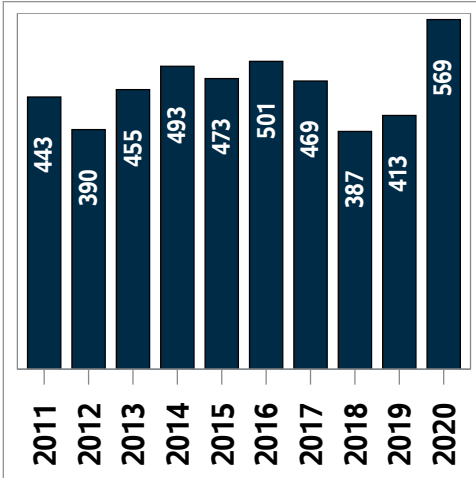
REALTORS® Association of Hamilton-Burlington MLS® Residential Market Activity

Actual	December 2020	Compared to ⁶					
		December 2019	December 2018	December 2017	December 2015	December 2013	December 2010
Sales Activity	913	41.6	52.7	24.0	25.4	31.2	26.6
Dollar Volume	\$666,355,980	77.5	102.8	70.1	112.6	152.3	182.9
New Listings	686	34.0	27.5	12.6	15.1	30.7	-6.8
Active Listings	623	-52.2	-66.0	-64.3	-60.9	-70.3	-80.2
Sales to New Listings Ratio ¹	133.1	126.0	111.2	120.9	122.1	132.6	98.0
Months of Inventory ²	0.7	2.0	3.1	2.4	2.2	3.0	4.4
Average Price	\$729,853	25.4	32.8	37.1	69.5	92.3	123.4
Median Price	\$632,000	19.7	29.0	33.1	73.2	97.5	121.8
Sales to List Price Ratio	104.4	98.7	97.8	97.4	97.8	96.4	95.8
Median Days on Market	11.0	24.0	32.0	29.0	26.0	34.5	44.0
Average Days on Market	22.5	37.3	41.6	39.1	39.0	51.0	60.5

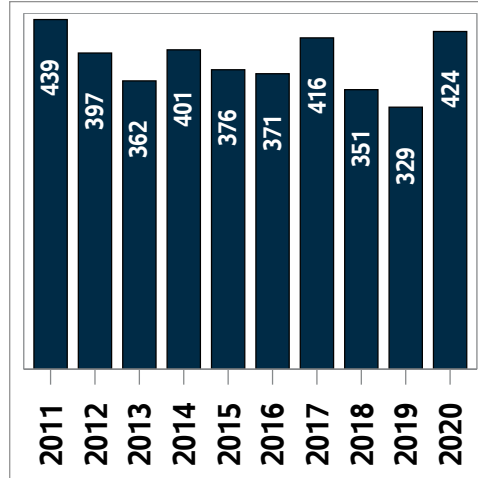
Year-to-date	December 2020	Compared to ⁶					
		December 2019	December 2018	December 2017	December 2015	December 2013	December 2010
Sales Activity	14,863	8.5	21.2	6.2	-5.7	9.8	8.3
Dollar Volume	\$10255503544	26.8	48.8	30.8	44.9	95.6	136.7
New Listings	18,567	-7.6	-6.9	-10.6	-9.6	-2.2	-13.9
Active Listings ³	1,525	-35.8	-40.9	-23.0	-39.2	-51.2	-63.4
Sales to New Listings Ratio ⁴	80.1	68.1	61.5	67.4	76.8	71.4	63.7
Months of Inventory ⁵	1.2	2.1	2.5	1.7	1.9	2.8	3.6
Average Price	\$690,002	16.9	22.8	23.2	53.7	78.2	118.6
Median Price	\$620,000	17.2	24.0	26.5	63.3	90.2	123.0
Sales to List Price Ratio	101.5	98.8	98.3	101.9	98.5	97.1	96.6
Median Days on Market	12.0	19.0	21.0	13.0	19.0	25.0	30.0
Average Days on Market	23.3	31.4	32.6	24.0	33.0	43.5	48.1

REALTORS® Association of Hamilton-Burlington MLS® Single Family Market Activity

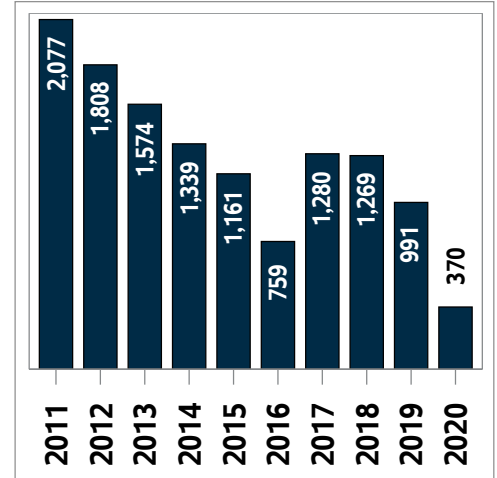
Sales Activity
(December only)



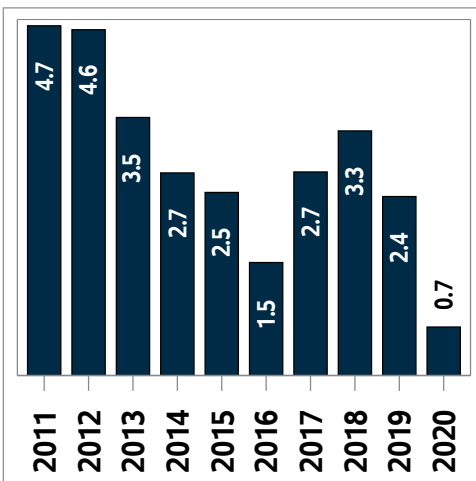
New Listings
(December only)



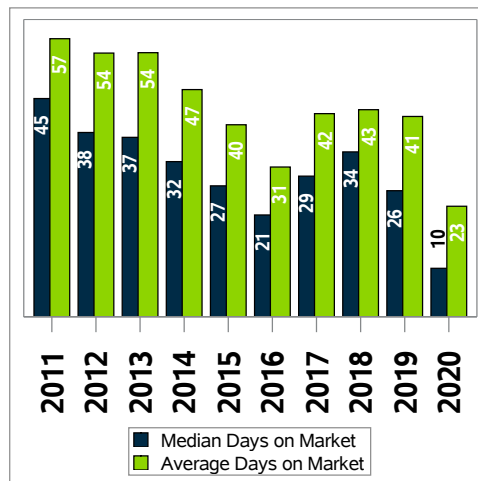
Active Listings
(December only)



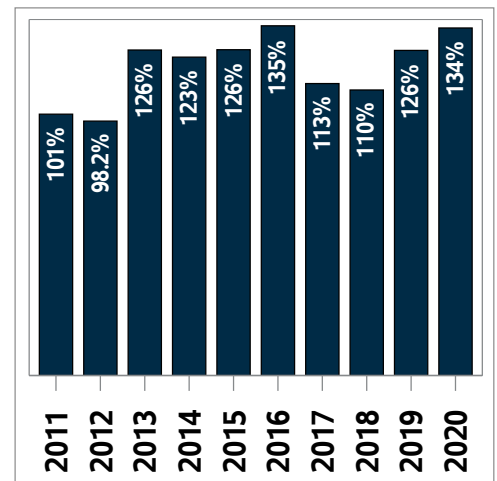
Months of Inventory
(December only)



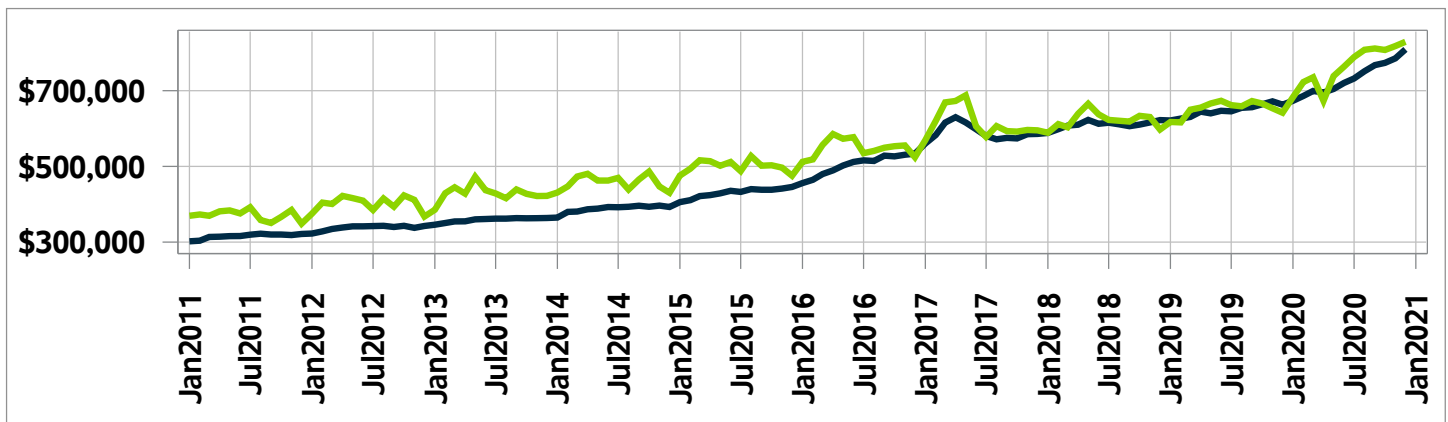
Days on Market
(December only)



Sales to New Listings Ratio
(December only)

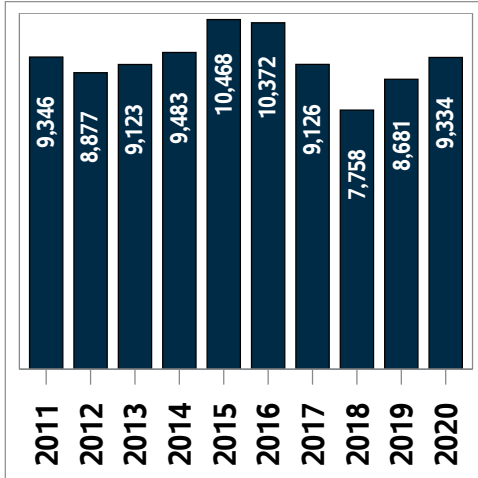


MLS® HPI Single Family Benchmark Price and Average Price

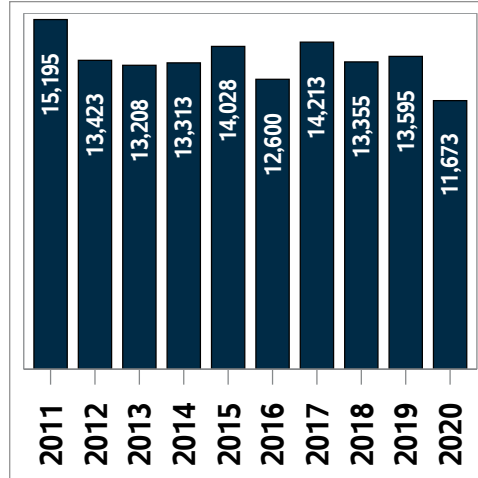


REALTORS® Association of Hamilton-Burlington MLS® Single Family Market Activity

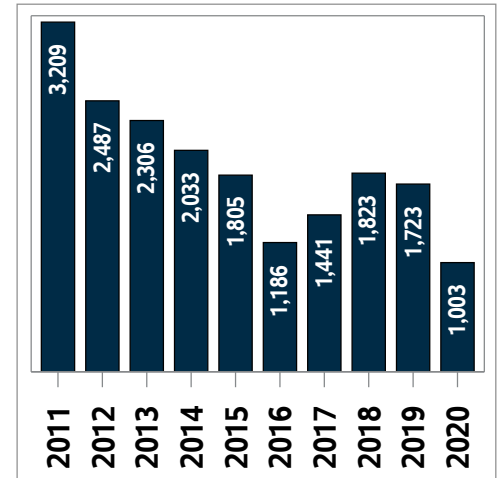
Sales Activity
(December Year-to-date)



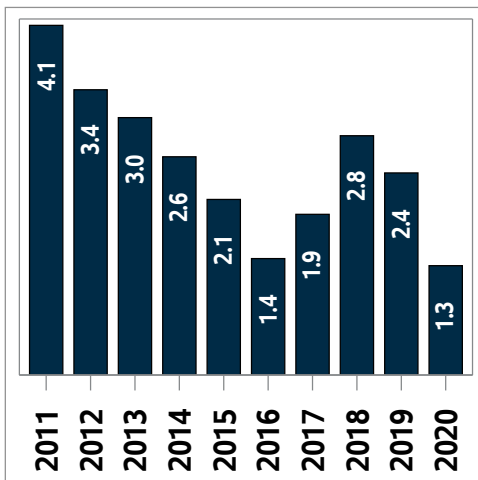
New Listings
(December Year-to-date)



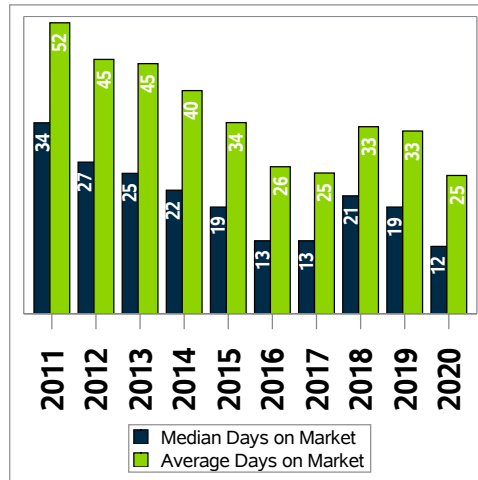
Active Listings ¹
(December Year-to-date)



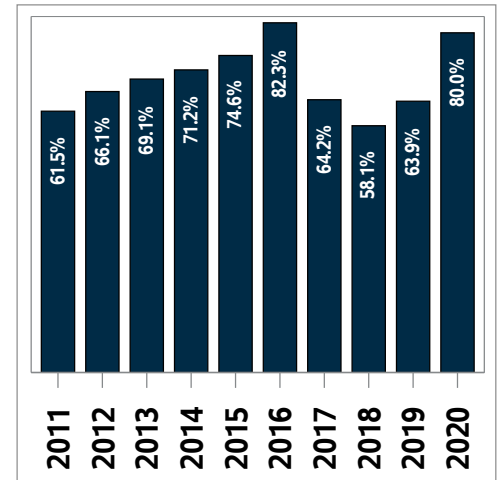
Months of Inventory ²
(December Year-to-date)



Days on Market
(December Year-to-date)



Sales to New Listings Ratio
(December Year-to-date)



¹ The year-to-date active listings figure is a monthly average of the number of homes on the market at the end of each month so far this year

² Average active listings January to the current month/average of sales January to the current month

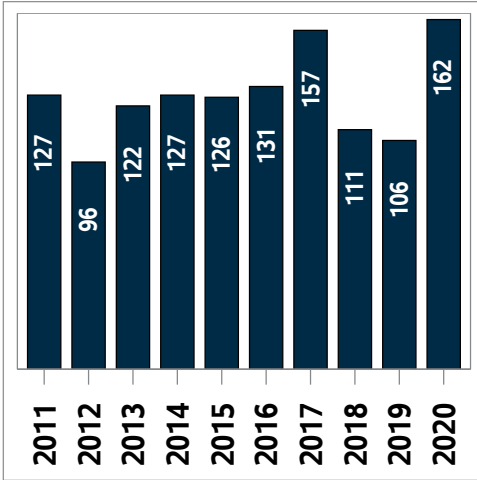
REALTORS® Association of Hamilton-Burlington MLS® Single Family Market Activity

Actual	December 2020	Compared to ⁶					
		December 2019	December 2018	December 2017	December 2015	December 2013	December 2010
Sales Activity	569	37.8	47.0	21.3	20.3	25.1	14.7
Dollar Volume	\$471,829,648	78.0	104.1	69.0	109.8	145.7	161.2
New Listings	424	28.9	20.8	1.9	12.8	17.1	-13.8
Active Listings	370	-62.7	-70.8	-71.1	-68.1	-76.5	-84.0
Sales to New Listings Ratio ¹	134.2	125.5	110.3	112.7	125.8	125.7	100.8
Months of Inventory ²	0.7	2.4	3.3	2.7	2.5	3.5	4.7
Average Price	\$829,226	29.2	38.8	39.3	74.4	96.5	127.6
Median Price	\$715,000	26.5	32.4	35.4	71.1	105.8	129.4
Sales to List Price Ratio	105.3	98.6	97.8	97.2	98.0	96.7	95.7
Median Days on Market	10.0	26.0	34.0	29.0	27.0	37.0	46.0
Average Days on Market	22.8	41.3	42.7	41.9	39.6	54.5	62.1

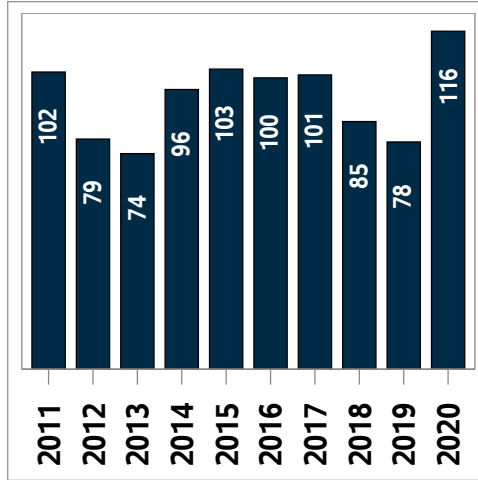
Year-to-date	December 2020	Compared to ⁶					
		December 2019	December 2018	December 2017	December 2015	December 2013	December 2010
Sales Activity	9,334	7.5	20.3	2.3	-10.8	2.3	1.6
Dollar Volume	\$7,238,296,649	27.0	49.0	27.0	37.5	83.4	125.4
New Listings	11,673	-14.1	-12.6	-17.9	-16.8	-11.6	-23.1
Active Listings ³	1,003	-41.8	-45.0	-30.4	-44.5	-56.5	-67.5
Sales to New Listings Ratio ⁴	80.0	63.9	58.1	64.2	74.6	69.1	60.5
Months of Inventory ⁵	1.3	2.4	2.8	1.9	2.1	3.0	4.0
Average Price	\$775,476	18.1	23.9	24.2	54.2	79.3	121.8
Median Price	\$696,000	18.2	24.3	26.5	63.0	90.2	122.9
Sales to List Price Ratio	101.7	98.7	98.2	102.0	98.6	97.1	96.6
Median Days on Market	12.0	19.0	21.0	13.0	19.0	25.0	31.0
Average Days on Market	24.6	32.5	33.3	25.1	34.0	44.5	49.3

REALTORS® Association of Hamilton-Burlington MLS® Townhouse Market Activity

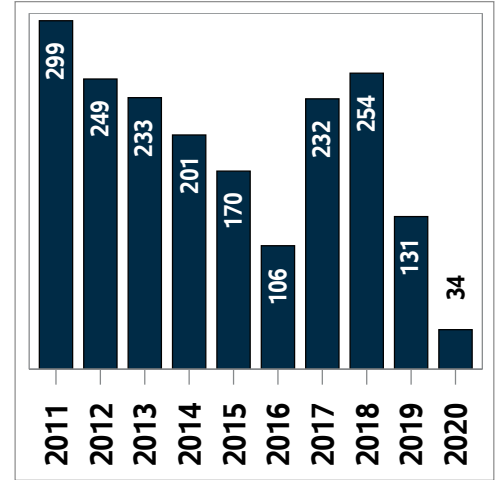
**Sales Activity
(December only)**



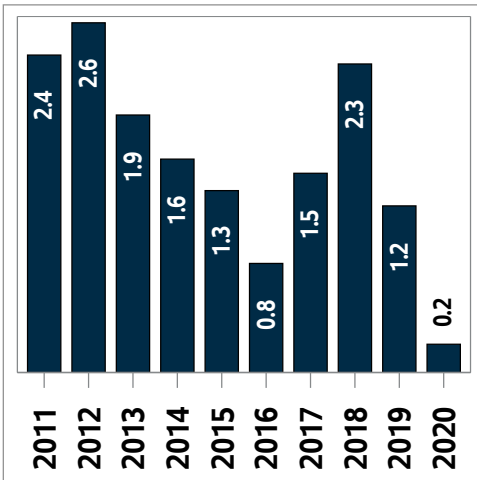
**New Listings
(December only)**



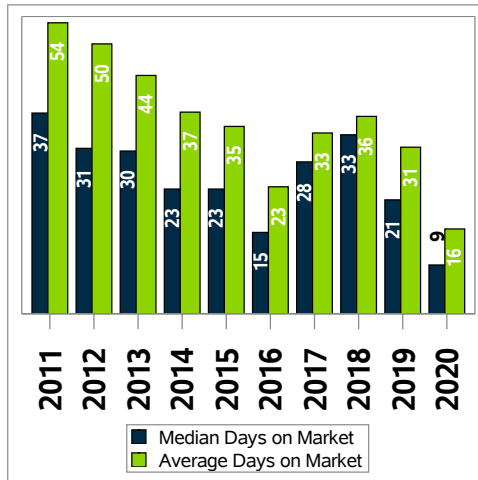
**Active Listings
(December only)**



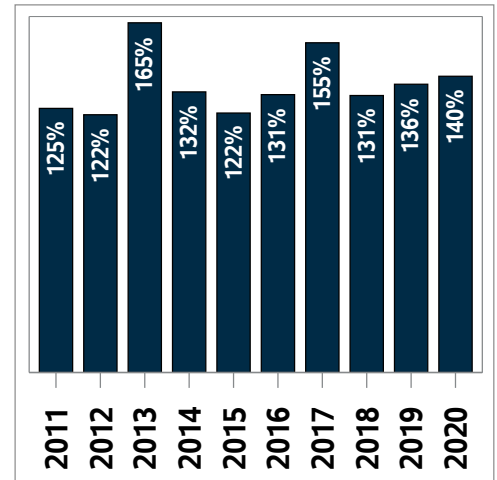
**Months of Inventory
(December only)**



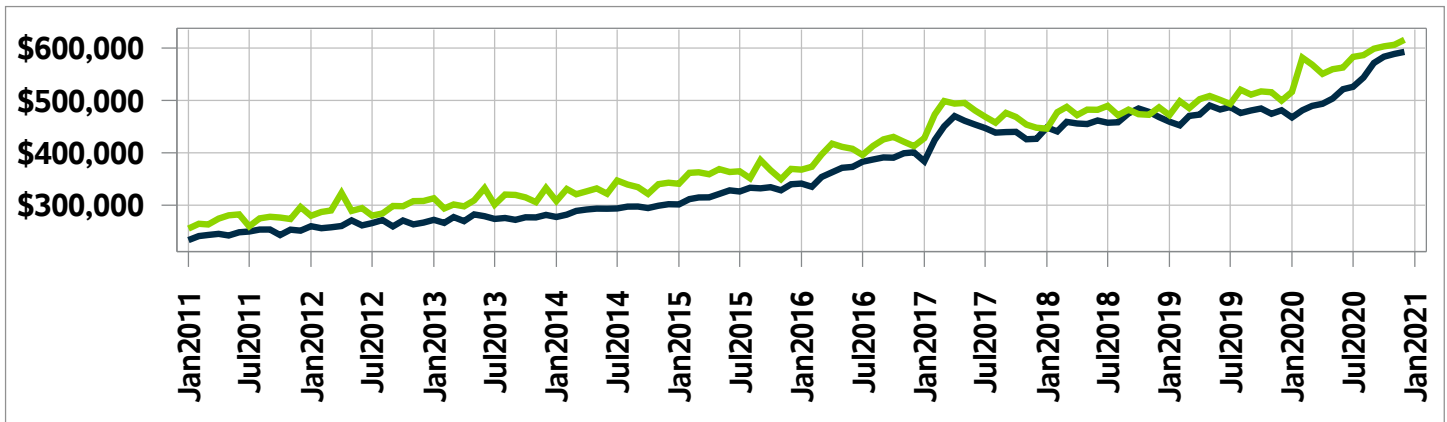
**Days on Market
(December only)**



**Sales to New Listings Ratio
(December only)**

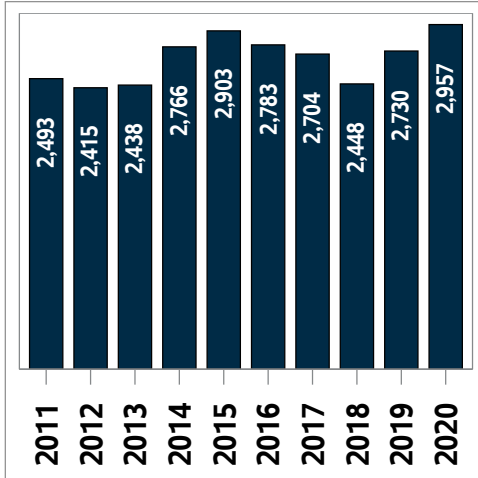


MLS® HPI Townhouse Benchmark Price and Average Price

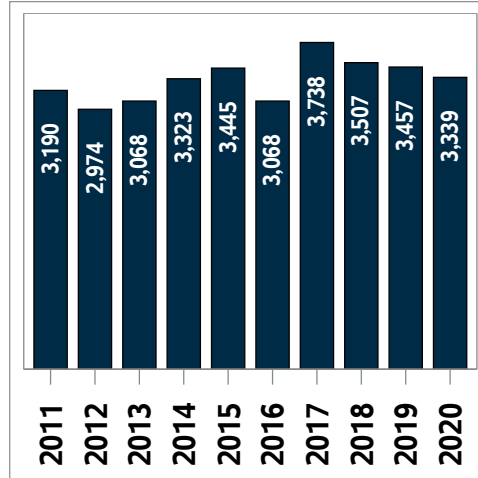


REALTORS® Association of Hamilton-Burlington MLS® Townhouse Market Activity

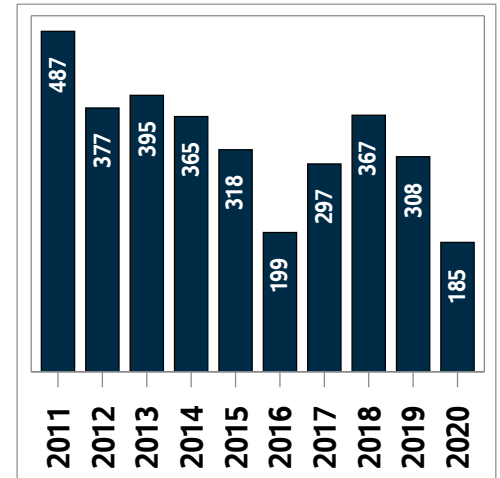
Sales Activity
(December Year-to-date)



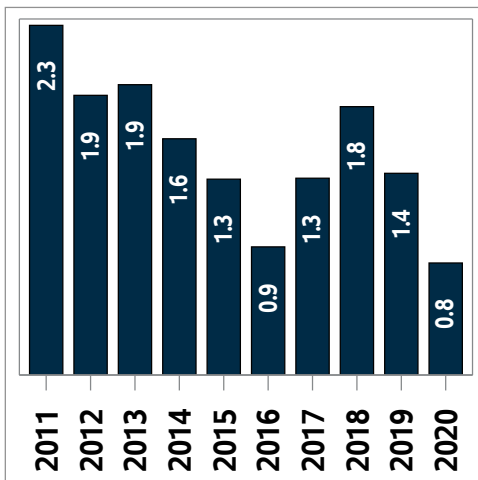
New Listings
(December Year-to-date)



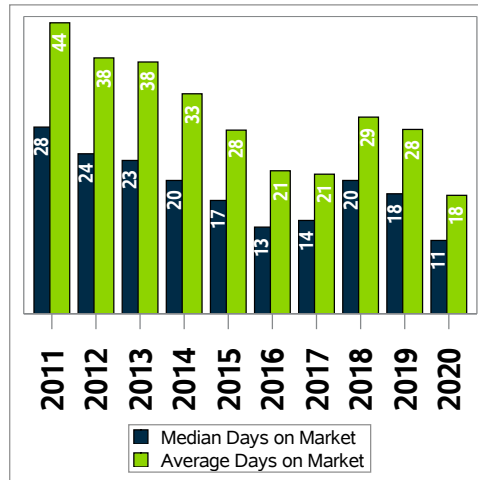
Active Listings ¹
(December Year-to-date)



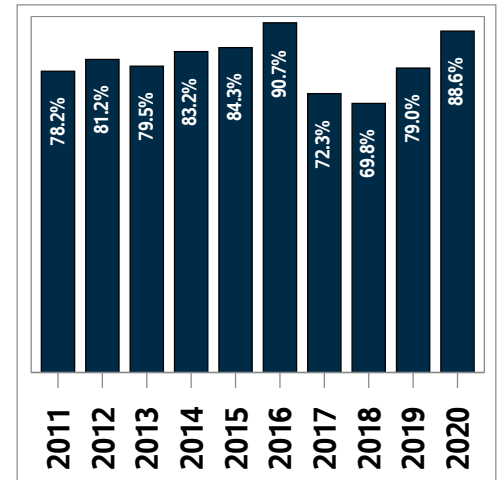
Months of Inventory ²
(December Year-to-date)



Days on Market
(December Year-to-date)



Sales to New Listings Ratio
(December Year-to-date)



¹ The year-to-date active listings figure is a monthly average of the number of homes on the market at the end of each month so far this year

² Average active listings January to the current month/average of sales January to the current month

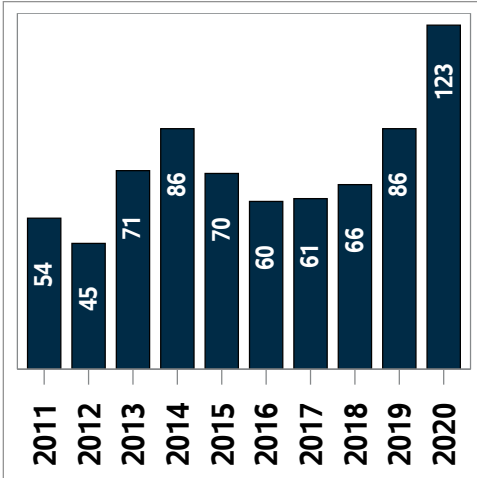
REALTORS® Association of Hamilton-Burlington MLS® Townhouse Market Activity

Actual	December 2020	Compared to ⁶					
		December 2019	December 2018	December 2017	December 2015	December 2013	December 2010
Sales Activity	162	52.8	45.9	3.2	28.6	32.8	24.6
Dollar Volume	\$99,755,479	88.4	84.6	41.9	114.4	145.6	198.2
New Listings	116	48.7	36.5	14.9	12.6	56.8	0.9
Active Listings	34	-74.0	-86.6	-85.3	-80.0	-85.4	-90.6
Sales to New Listings Ratio ¹	139.7	135.9	130.6	155.4	122.3	164.9	113.0
Months of Inventory ²	0.2	1.2	2.3	1.5	1.3	1.9	2.8
Average Price	\$615,775	23.3	26.5	37.5	66.7	85.0	139.3
Median Price	\$613,700	24.0	26.5	36.4	76.6	102.0	144.5
Sales to List Price Ratio	104.1	99.6	98.0	97.6	98.3	96.5	97.0
Median Days on Market	9.0	21.0	33.0	28.0	23.0	30.0	42.5
Average Days on Market	15.6	30.7	36.4	33.3	34.5	43.9	55.8

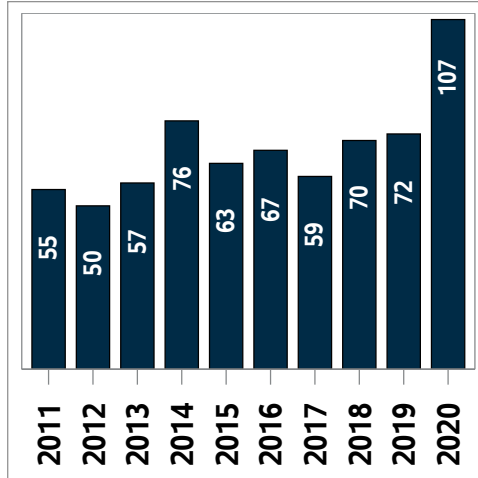
Year-to-date	December 2020	Compared to ⁶					
		December 2019	December 2018	December 2017	December 2015	December 2013	December 2010
Sales Activity	2,957	8.3	20.8	9.4	1.9	21.3	20.6
Dollar Volume	\$1,721,371,708	25.2	47.1	34.3	63.2	126.8	173.1
New Listings	3,339	-3.4	-4.8	-10.7	-3.1	8.8	2.6
Active Listings ³	185	-39.8	-49.6	-37.7	-41.7	-53.2	-63.7
Sales to New Listings Ratio ⁴	88.6	79.0	69.8	72.3	84.3	79.5	75.4
Months of Inventory ⁵	0.8	1.4	1.8	1.3	1.3	1.9	2.5
Average Price	\$582,134	15.6	21.8	22.8	60.2	87.0	126.5
Median Price	\$575,000	16.2	22.3	25.0	69.0	96.7	130.0
Sales to List Price Ratio	101.7	99.1	98.4	102.1	99.0	97.4	96.9
Median Days on Market	11.0	18.0	20.0	14.0	17.0	23.0	28.0
Average Days on Market	17.8	27.7	29.5	20.9	27.5	37.8	42.7

REALTORS® Association of Hamilton-Burlington MLS® Apartment-Style Market Activity

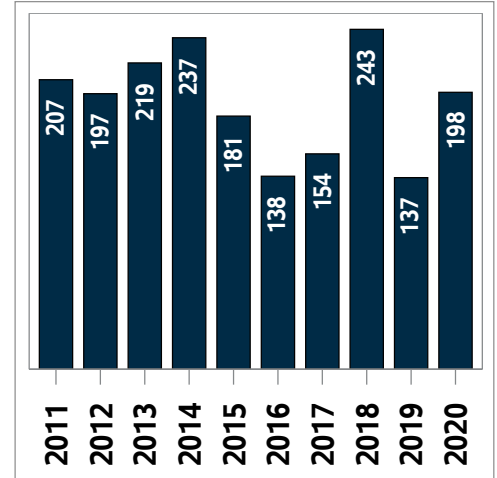
**Sales Activity
(December only)**



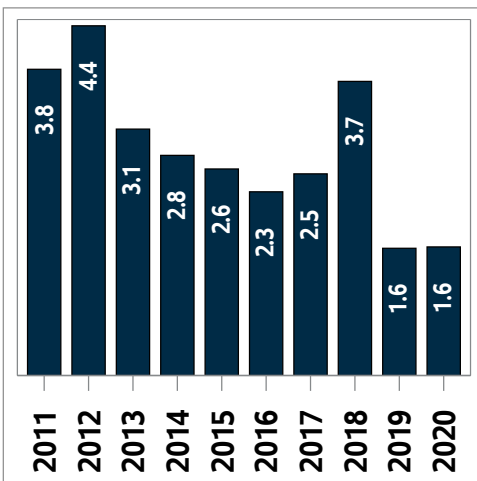
**New Listings
(December only)**



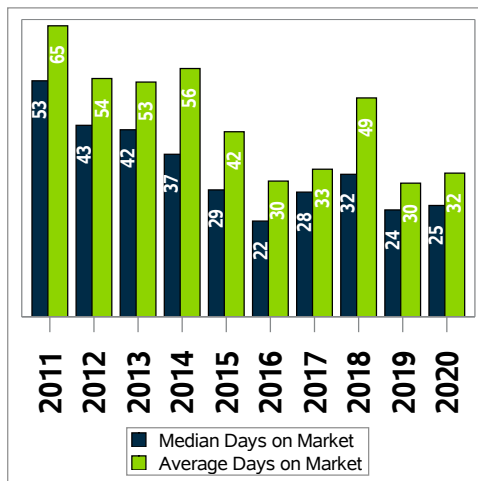
**Active Listings
(December only)**



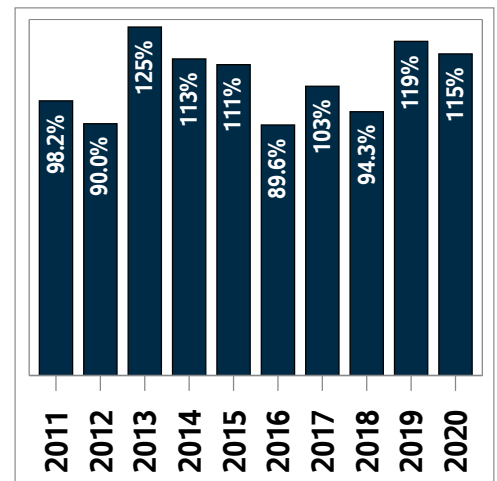
**Months of Inventory
(December only)**



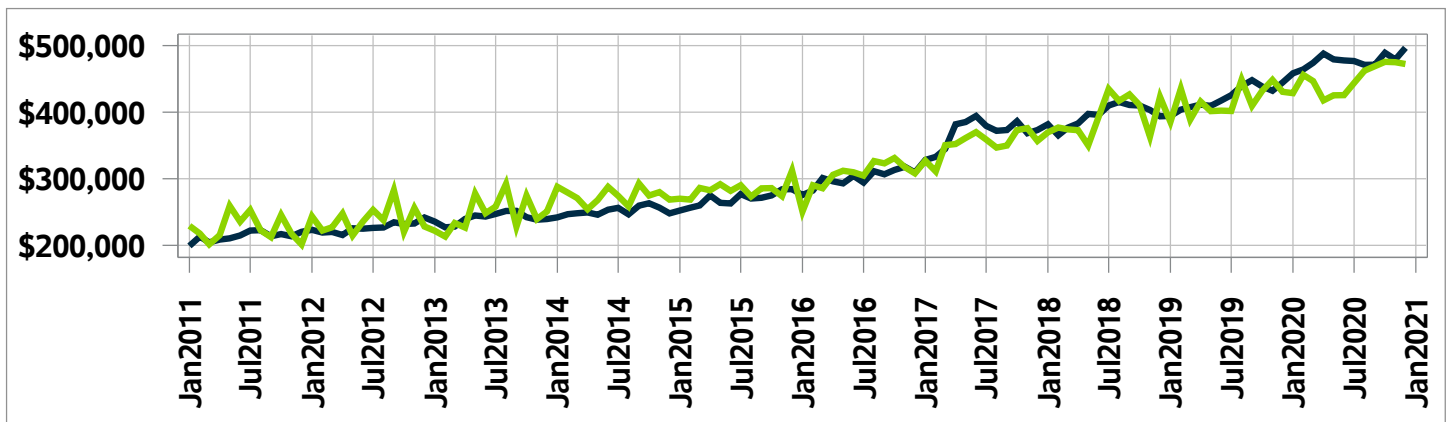
**Days on Market
(December only)**



**Sales to New Listings Ratio
(December only)**

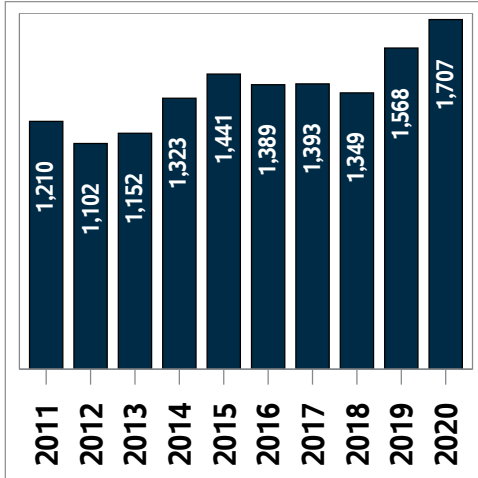


MLS® HPI Apartment-Style Benchmark Price and Average Price

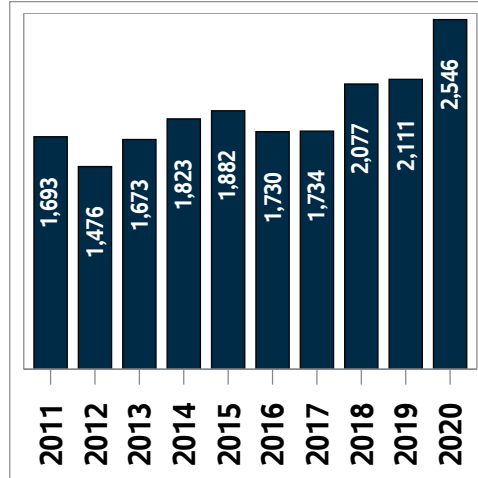


REALTORS® Association of Hamilton-Burlington MLS® Apartment-Style Market Activity

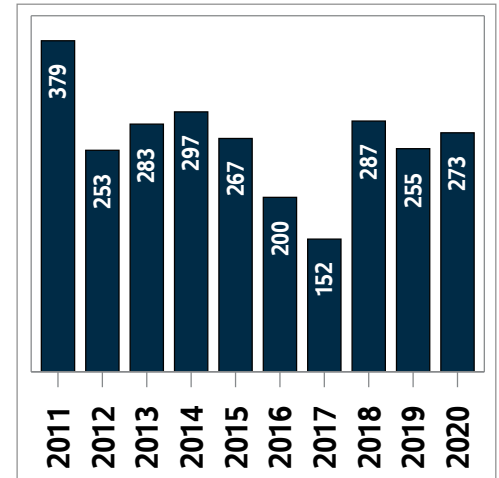
Sales Activity
(December Year-to-date)



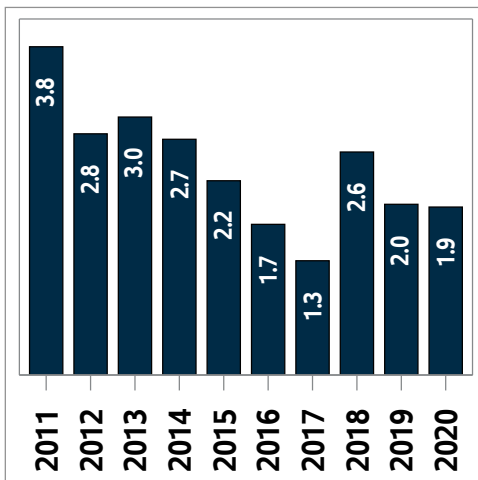
New Listings
(December Year-to-date)



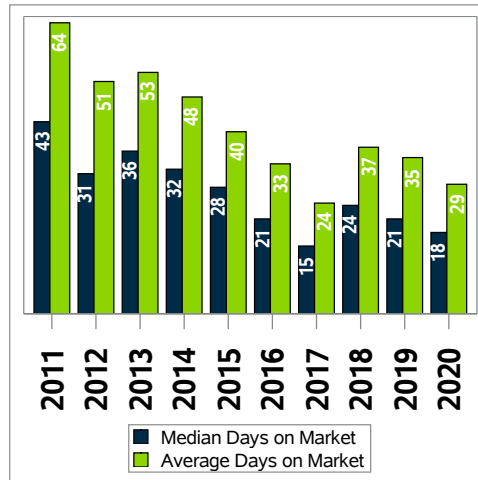
Active Listings ¹
(December Year-to-date)



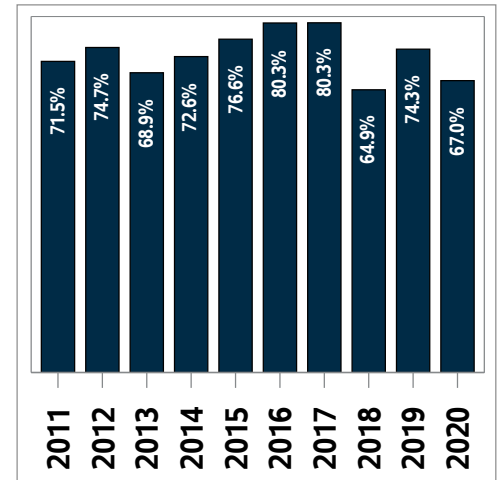
Months of Inventory ²
(December Year-to-date)



Days on Market
(December Year-to-date)



Sales to New Listings Ratio
(December Year-to-date)



¹ The year-to-date active listings figure is a monthly average of the number of homes on the market at the end of each month so far this year

² Average active listings January to the current month/average of sales January to the current month

REALTORS® Association of Hamilton-Burlington MLS® Apartment-Style Market Activity

Actual	December 2020	Compared to ⁶					
		December 2019	December 2018	December 2017	December 2015	December 2013	December 2010
Sales Activity	123	43.0	86.4	101.6	75.7	73.2	108.5
Dollar Volume	\$58,096,602	56.9	108.2	166.9	165.8	226.2	382.7
New Listings	107	48.6	52.9	81.4	69.8	87.7	16.3
Active Listings	198	44.5	-18.5	28.6	9.4	-9.6	-37.7
Sales to New Listings Ratio ¹	115.0	119.4	94.3	103.4	111.1	124.6	64.1
Months of Inventory ²	1.6	1.6	3.7	2.5	2.6	3.1	5.4
Average Price	\$472,330	9.7	11.7	32.4	51.3	88.3	131.5
Median Price	\$437,000	10.6	18.6	28.5	60.4	101.8	136.3
Sales to List Price Ratio	98.9	98.1	97.0	97.9	96.2	94.5	95.8
Median Days on Market	25.0	24.0	32.0	28.0	28.5	42.0	46.0
Average Days on Market	32.3	30.0	49.2	33.1	41.6	52.7	56.5

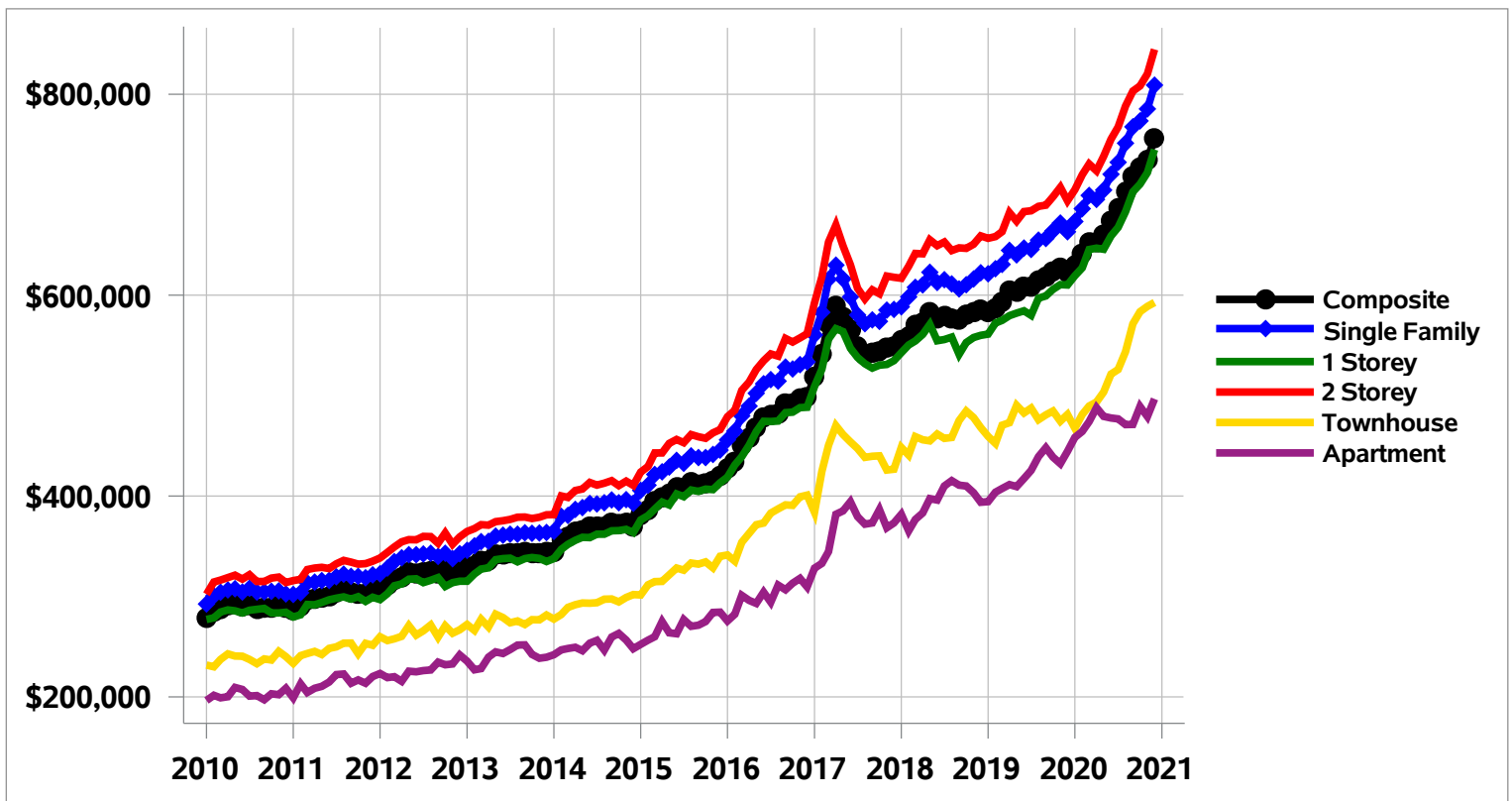
Year-to-date	December 2020	Compared to ⁶					
		December 2019	December 2018	December 2017	December 2015	December 2013	December 2010
Sales Activity	1,707	8.9	26.5	22.5	18.5	48.2	42.3
Dollar Volume	\$774,363,484	18.7	47.0	57.2	89.5	170.7	201.5
New Listings	2,546	20.6	22.6	46.8	35.3	52.2	35.8
Active Listings ³	273	7.1	-4.7	80.1	2.4	-3.5	-25.6
Sales to New Listings Ratio ⁴	67.0	74.3	64.9	80.3	76.6	68.9	64.0
Months of Inventory ⁵	1.9	2.0	2.6	1.3	2.2	3.0	3.7
Average Price	\$453,640	9.1	16.2	28.3	59.9	82.7	111.9
Median Price	\$425,000	10.4	18.1	26.9	64.4	84.8	114.9
Sales to List Price Ratio	99.4	98.7	98.3	101.3	96.9	95.7	95.8
Median Days on Market	18.0	21.0	24.0	15.0	28.0	36.0	36.0
Average Days on Market	28.7	34.6	36.9	24.5	40.3	53.4	56.9

REALTORS® Association of Hamilton-Burlington MLS® HPI Benchmark Price

MLS® Home Price Index Benchmark Price

Benchmark Type:	December 2020	percentage change vs.					
		1 month ago	3 months ago	6 months ago	12 months ago	3 years ago	5 years ago
Composite	\$756,000	2.8	5.2	12.1	21.5	37.7	79.9
Single Family	\$809,100	3.0	5.4	12.3	22.0	38.1	81.5
One Storey	\$745,000	3.2	6.0	13.1	22.1	39.3	80.3
Two Storey	\$844,700	3.0	5.2	11.8	21.7	36.7	81.2
Townhouse	\$592,700	0.7	3.7	13.7	23.2	38.9	74.3
Apartment-Style	\$496,700	3.7	5.4	4.0	11.7	33.1	74.6

MLS® HPI Benchmark Price



REALTORS® Association of Hamilton-Burlington MLS® HPI Benchmark Descriptions

Composite

Features	Value
Above Ground Bedrooms	3
Age Category	51 to 99
Bedrooms	3
Below Ground Bedrooms	0
Exterior Walls	Masonry & Siding
Freshwater Supply	Municipal waterworks
Full Bathrooms	2
Garage Description	Attached, Single width
Gross Living Area (Above Ground; in sq. ft.)	1349
Half Bathrooms	1
Heating	Forced air
Heating Fuel	Natural Gas
Number of Fireplaces	0
Total Number Of Rooms	7
Type Of Foundation	Basement, Poured concrete
Wastewater Disposal	Municipal sewers

Single Family

Features	Value
Above Ground Bedrooms	3
Age Category	51 to 99
Bedrooms	3
Below Ground Bedrooms	0
Exterior Walls	Masonry & Siding
Freshwater Supply	Municipal waterworks
Full Bathrooms	2
Garage Description	Attached, Single width
Gross Living Area (Above Ground; in sq. ft.)	1411
Half Bathrooms	1
Heating	Forced air
Heating Fuel	Natural Gas
Lot Size	4624
Number of Fireplaces	0
Total Number Of Rooms	8
Type Of Foundation	Basement, Poured concrete
Type of Property	Detached
Wastewater Disposal	Municipal sewers

REALTORS® Association of Hamilton-Burlington

MLS® HPI Benchmark Descriptions

1 Storey

Features	Value
Above Ground Bedrooms	3
Age Category	51 to 99
Basement Finish	Totally finished
Bedrooms	4
Below Ground Bedrooms	1
Exterior Walls	Masonry & Siding
Freshwater Supply	Municipal waterworks
Full Bathrooms	2
Garage Description	Attached, Single width
Gross Living Area (Above Ground; in sq. ft.)	1222
Half Bathrooms	0
Heating	Forced air
Heating Fuel	Natural Gas
Lot Size	5641
Number of Fireplaces	1
Total Number Of Rooms	7
Type Of Foundation	Basement, Concrete blocs
Type of Property	Detached
Wastewater Disposal	Municipal sewers

2 Storey

Features	Value
Above Ground Bedrooms	3
Age Category	51 to 99
Bedrooms	3
Below Ground Bedrooms	0
Exterior Walls	Masonry & Siding
Freshwater Supply	Municipal waterworks
Full Bathrooms	2
Garage Description	Attached, Single width
Gross Living Area (Above Ground; in sq. ft.)	1596
Half Bathrooms	1
Heating	Forced air
Heating Fuel	Natural Gas
Lot Size	3969
Number of Fireplaces	0
Total Number Of Rooms	8
Type Of Foundation	Basement, Poured concrete
Type of Property	Detached
Wastewater Disposal	Municipal sewers

REALTORS® Association of Hamilton-Burlington

MLS® HPI Benchmark Descriptions

Townhouse

Features	Value
Above Ground Bedrooms	3
Age Category	6 to 15
Attached Specification	Row
Bedrooms	3
Below Ground Bedrooms	0
Exterior Walls	Masonry & Siding
Freshwater Supply	Municipal waterworks
Full Bathrooms	1
Garage Description	Attached, Single width
Gross Living Area (Above Ground; in sq. ft.)	1239
Half Bathrooms	1
Heating	Forced air
Heating Fuel	Natural Gas
Number of Fireplaces	0
Total Number Of Rooms	7
Type Of Foundation	Basement, Poured concrete
Wastewater Disposal	Municipal sewers

Apartment

Features	Value
Above Ground Bedrooms	2
Age Category	6 to 15
Basement Finish	Unfinished
Bedrooms	2
Below Ground Bedrooms	0
Exterior Walls	Masonry & Siding
Freshwater Supply	Municipal waterworks
Full Bathrooms	1
Garage Description	Attached, Single width
Gross Living Area (Above Ground; in sq. ft.)	1041
Half Bathrooms	0
Heating	Forced air
Heating Fuel	Natural Gas
Number of Fireplaces	0
Total Number Of Rooms	5
Wastewater Disposal	Municipal sewers