

Grey Bruce Owen Sound home sales remain very strong in June

Residential sales activity recorded through the MLS® System of the REALTORS® Association of Grey Bruce Owen Sound came in well above year-ago levels in June 2015.

Home sales numbered 302 units in June 2015, rising 28 per cent from June 2014. This was the highest level of any month in nearly eight years, and marked a new record for the month of June.

On a year-to-date basis sales activity was running 24.4 per cent ahead of the same period last year. This was also the best first half to any year since 2007 and the third best on record.

Sales of all types of properties numbered 364 units in June 2015, rising 26.8 per cent from the previous June.

The average price of homes sold in June 2015 was \$255,839, edging down 1.2 per cent on a year-over-year basis but still the third highest monthly reading on record. The decline reflects an aberrant spike in the measure in June 2014. The year-to-date average price figure was \$246,839, rising 7.1 per cent from the first half of 2014.

New residential listings on the Association's MLS® System numbered 582 units in June 2015. This was a decrease of 2.8 per cent compared to June 2014.

Active residential listings totalled 2,526 units at the end of June, down 1.8 per cent from the same time last year.

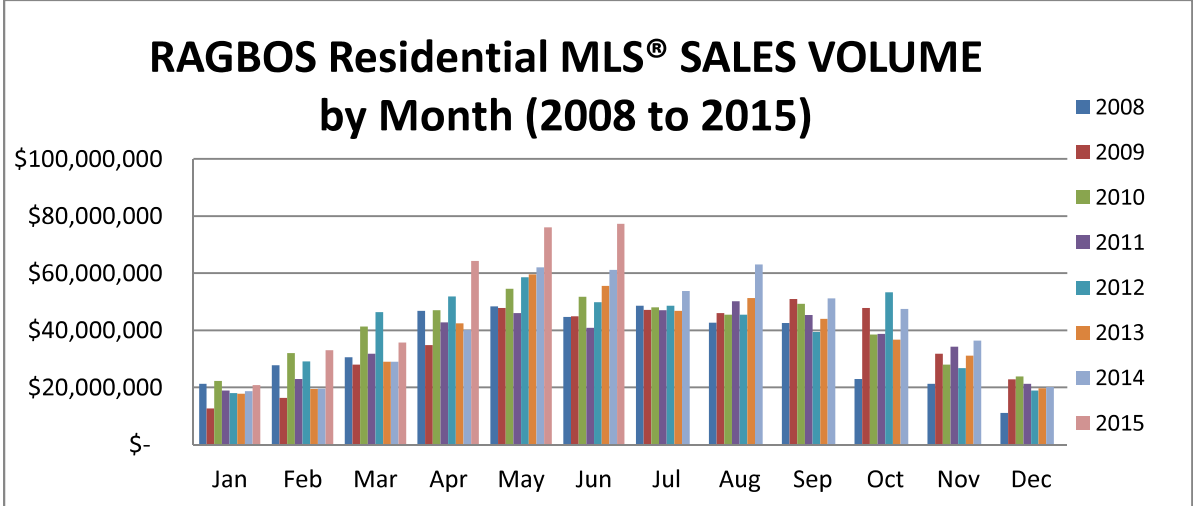
The number of months of inventory stood at 8.4 at the end of June, down from 10.9 months at the end of June 2014 and roughly on par with the long-run average for this time of the year. The number of months of inventory is the number of months it would take to sell current inventories at the current rate of sales activity.

The dollar value of all home sales in June was \$77.3 million, up 26.4 per cent on a year-over-year basis. This was a new all-time record and marked just the second time in history dollar volumes had surpassed \$75 million.

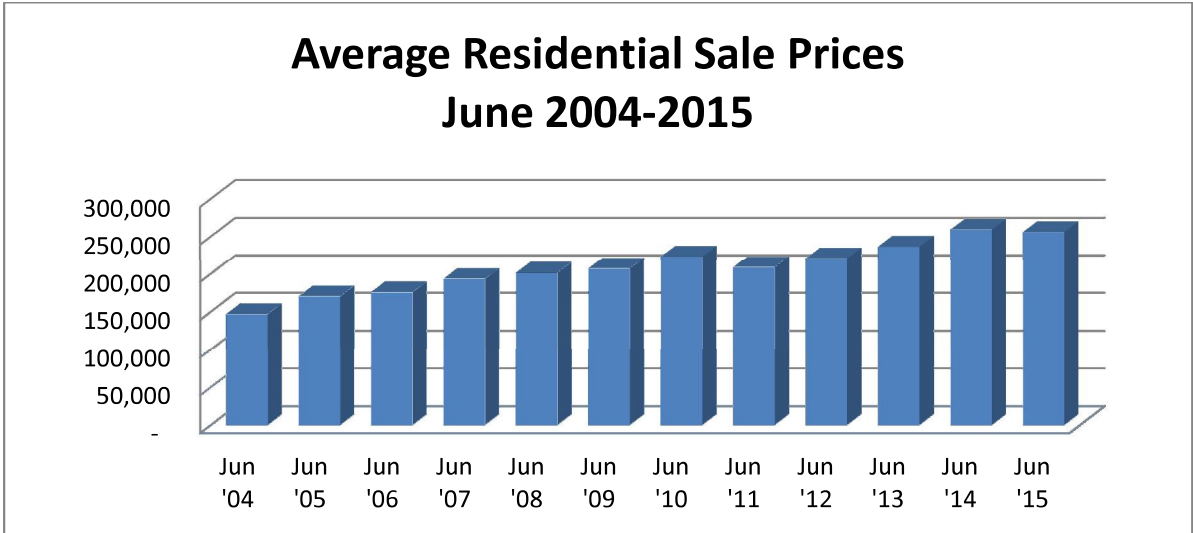
The total value of all properties sold in June 2015 was \$90.3 million, an increase of 25.2 per cent from a year earlier.

The REALTORS® Association of Grey Bruce Owen Sound represents approximately 360 REALTORS® registered with its member offices. The geographical area served by the Association is in southwestern Ontario, bordered by Lake Huron and Georgian Bay including Bruce and Grey Counties, and part of Wellington County.

Total Residential Units Sold in the RAGBOS area:



Average Residential Sale Prices from 2004 to 2015:



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REALTORS® Association of Grey Bruce Owen Sound

MLS ® Statistic Report

Residential(single family) Activity by Area

[JUNE 2015]

Area	2015								2014								
	Listings		Sales		Sales/Listings Ratio		Average Sale Price		Listings		Sales		Sales/Listings Ratio		Average Sale Price		
Area	Month	YTD	Month	YTD	Month	YTD	Month	12 Month	Month	YTD	Month	YTD	Month	YTD	Month	12 Month	
AE	30	119	8	45	27%	38%	\$223,525	\$179,749	26	106	9	30	35%	28%	\$176,556	\$169,986	
NBP	34	147	16	56	47%	38%	\$322,306	\$259,748	32	158	16	46	50%	29%	\$272,831	\$261,988	
NLL	0	0	0	0	%	%	\$	\$	0	0	0	0	%	%	\$	\$	
SBP	58	281	13	86	22%	31%	\$270,592	\$237,430	60	257	12	60	20%	23%	\$252,875	\$229,106	
SS	42	271	34	122	81%	45%	\$320,521	\$321,546	41	222	29	106	71%	48%	\$355,031	\$307,038	
CH	25	105	12	38	48%	36%	\$291,792	\$245,779	23	99	5	31	22%	31%	\$223,600	\$240,764	
GB	17	169	16	57	94%	34%	\$289,531	\$290,086	39	174	12	52	31%	30%	\$310,167	\$294,466	
MM	8	56	4	29	50%	52%	\$379,750	\$300,009	15	86	5	24	33%	28%	\$299,000	\$264,151	
OS	65	286	42	149	65%	52%	\$207,640	\$210,091	44	271	22	120	50%	44%	\$227,182	\$208,949	
BN	15	112	9	65	60%	58%	\$194,333	\$222,138	18	104	8	47	44%	45%	\$205,488	\$195,774	
HK	23	118	9	46	39%	39%	\$369,070	\$241,104	26	118	14	39	54%	33%	\$215,021	\$242,051	
KIN	46	196	32	100	70%	51%	\$263,427	\$255,934	38	203	21	83	55%	41%	\$264,232	\$241,944	
SB	6	47	2	22	33%	47%	\$241,750	\$188,053	8	53	6	22	75%	42%	\$165,000	\$206,583	
GRH	11	105	12	63	109%	60%	\$322,750	\$272,322	19	131	12	54	63%	41%	\$307,075	\$263,359	
HN	19	86	8	47	42%	55%	\$218,519	\$216,584	14	93	9	52	64%	56%	\$270,794	\$202,482	
SG	6	51	5	31	83%	61%	\$354,500	\$247,334	18	67	9	27	50%	40%	\$229,544	\$246,523	
WG	35	153	19	85	54%	56%	\$238,500	\$260,373	42	162	13	57	31%	35%	\$231,635	\$234,453	
MN	6	69	12	40	200%	58%	\$200,417	\$242,018	13	66	6	36	46%	55%	\$246,333	\$181,098	
WN	15	89	12	58	80%	65%	\$277,825	\$246,801	12	80	6	39	50%	49%	\$219,583	\$229,639	
OB	6	52	6	23	100%	44%	\$392,107	\$307,866	16	60	4	18	25%	30%	\$294,000	\$322,418	
NBC,NGC,SBC,SGC,WC	0	0	0	0	%	%	\$	\$	0	0	0	0	%	%	\$	\$	
Total	467	2512	271	1162	58%	46%	\$272,084	\$249,949	504	2510	218	943	43%	38%	\$261,383	\$240,422	
Average Sales YTD 2015									\$259,682		Average Sales YTD 2014						\$242,193
Month: JUNE 2015									Month: JUNE 2014								
YTD: JANUARY 2015 - JUNE 2015									YTD: JANUARY 2014 - JUNE 2014								
12 Month: JULY 2014 - JUNE 2015									12 Month: JULY 2013 - JUNE 2014								