

Grey Bruce Owen Sound home sales break all-time record in May 2017

Residential sales activity recorded through the MLS® System of the REALTORS® Association of Grey Bruce Owen Sound rose 16.3% on a year-over-year basis in May 2017. Home sales numbered 386 units in May – a new all-time record.

On a year-to-date basis, home sales totalled 1,234 units over the first five months of the year. This was a record for the period, up 12% from the same period in 2016.

The average price of homes sold in May 2017 was \$295,890, up 17.6% year-over-year.

The year-to-date average price in May was \$289,453, rising 14.3% from the first five months of 2016.

New residential listings on the Association's MLS® System numbered 593 units in May 2017. This was a decrease of 10.7% compared to May 2016 and marked the lowest level for the month of May since 2010.

Active residential listings totalled 823 units at the end of May, down 51.3% from the same time last year. This was the lowest level of overall supply since the late 1980s.

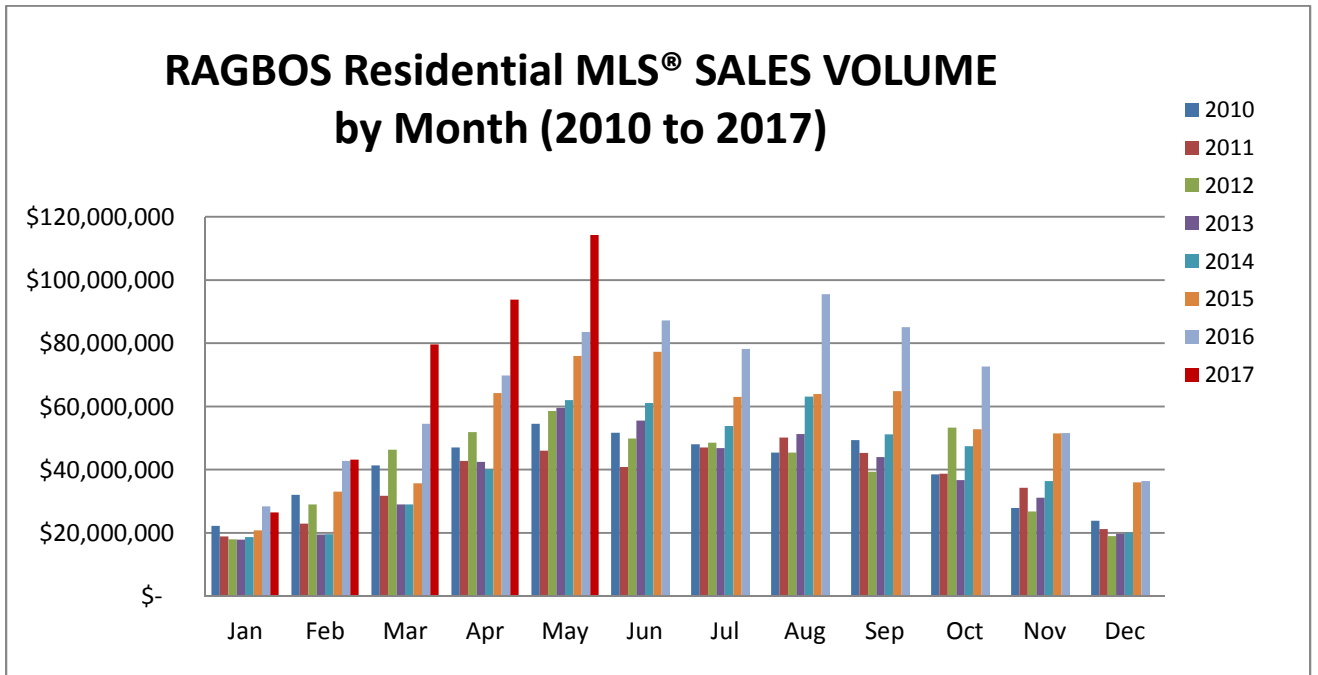
The number of months of inventory stood at a record-low of 2.1 at the end of May, down from 5.1 months a year earlier. The number of months of inventory is the number of months it would take to sell current inventories at the current rate of sales activity.

The dollar value of all home sales in May was \$114.2 million, jumping 36.7% on a year-over-year basis. This was a new record for the month.

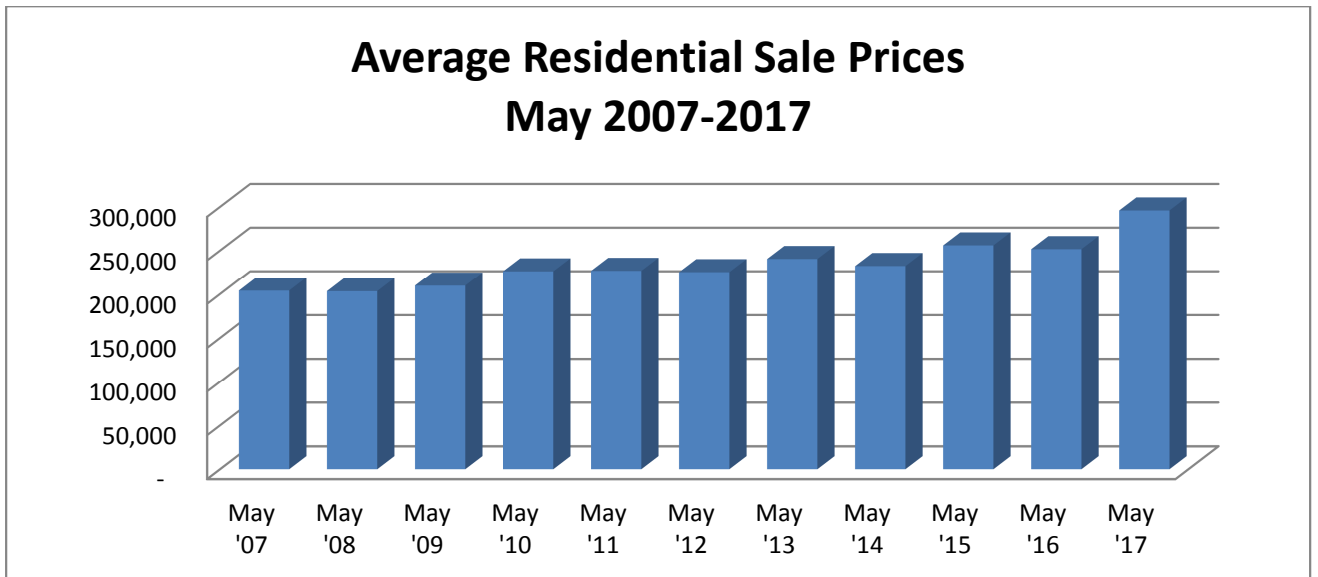
Sales of all types of properties numbered 510 units in May 2017, up 24.1% from the previous May. The total value of all properties sold in May 2017 was \$141.9 million, rising 36.4% from a year earlier.

The REALTORS® Association of Grey Bruce Owen Sound represents approximately 375 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 2007 to 2017:



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REALTORS® Association of Grey Bruce Owen Sound Real Estate Board

MLS © Statistic Report By Entry Date

Residential(single family) Activity by Area

[MAY 2017]

Area	2017								2016							
	Listings		Sales		Sales/Listings Ratio		Average Sale Price		Listings		Sales		Sales/Listings Ratio		Average Sale Price	
	Month	YTD	Month	YTD	Month	YTD	Month	12 Month	Month	YTD	Month	YTD	Month	YTD	Month	12 Month
AE	20	60	12	46	60%	77%	\$216,654	\$218,487	18	71	7	31	39%	44%	\$190,571	\$192,311
NBP	27	87	19	64	70%	74%	\$353,772	\$315,579	32	102	19	54	59%	53%	\$266,263	\$276,126
NLL	0	0	0	0	%	%	\$	\$	0	0	0	0	%	%	\$	\$
SBP	46	154	33	86	72%	56%	\$311,770	\$269,716	68	192	18	56	26%	29%	\$242,500	\$233,983
SS	44	141	23	101	52%	72%	\$428,450	\$353,358	45	181	28	116	62%	64%	\$301,493	\$324,087
CH	19	59	15	45	79%	76%	\$353,467	\$319,190	8	45	11	35	138%	78%	\$346,773	\$277,569
GB	28	102	27	79	96%	77%	\$370,700	\$349,742	32	132	20	56	63%	42%	\$295,120	\$309,031
MM	12	41	12	34	100%	83%	\$477,775	\$394,668	10	40	6	20	60%	50%	\$424,733	\$387,621
OS	50	182	41	144	82%	79%	\$262,828	\$238,352	55	219	38	120	69%	55%	\$233,593	\$218,015
BN	19	61	13	49	68%	80%	\$299,415	\$264,871	17	55	18	39	106%	71%	\$241,278	\$215,606
HK	18	69	14	50	78%	72%	\$280,493	\$273,750	21	92	14	44	67%	48%	\$262,185	\$281,696
KIN	35	137	31	95	89%	69%	\$303,877	\$281,124	44	150	22	83	50%	55%	\$328,873	\$278,701
SB	4	21	5	12	125%	57%	\$216,400	\$202,292	2	20	2	17	100%	85%	\$205,000	\$187,679
GRH	18	57	15	43	83%	75%	\$389,627	\$353,331	18	80	22	76	122%	95%	\$255,036	\$267,905
HN	15	75	16	62	107%	83%	\$278,325	\$241,586	17	79	8	45	47%	57%	\$174,438	\$225,862
SG	9	32	5	22	56%	69%	\$401,800	\$326,928	9	29	6	19	67%	66%	\$318,000	\$300,850
WG	30	100	21	76	70%	76%	\$255,967	\$313,423	29	116	14	75	48%	65%	\$274,529	\$268,823
MN	19	42	9	26	47%	62%	\$289,400	\$269,972	17	64	11	46	65%	72%	\$277,164	\$230,734
WN	12	49	9	41	75%	84%	\$308,347	\$300,515	12	43	11	45	92%	105%	\$260,627	\$243,084
OB	18	42	8	26	44%	62%	\$380,688	\$368,963	16	54	9	28	56%	52%	\$305,689	\$303,216
NBC,NGC,SBC,SGC,WC	0	0	0	0	%	%	\$	\$	0	0	0	0	%	%	\$	\$
Total	443	1511	328	1101	74%	73%	\$322,296	\$294,723	470	1764	284	1005	60%	57%	\$272,623	\$264,103

Average Sales YTD 2017

\$311,075

Average Sales YTD 2016

\$270,091

Month: MAY 2017

Month: MAY 2016

YTD: JANUARY 2017 - MAY 2017

YTD: JANUARY 2016- MAY 2016

12 Month: MAY 2016 - MAY 2017

12 Month: MAY 2015 - MAY 2016