

## Grey Bruce Owen Sound home sales pick up in May

Residential sales activity recorded through the MLS® System of the REALTORS® Association of Grey Bruce Owen Sound came in above levels from a year earlier in May 2014; new listings were also up on a year-over-year basis.

Home sales numbered 267 units in May 2014. This was up eight per cent from a year earlier and marked the highest monthly sales figure since the summer of 2007.

Sales of all types of properties numbered 360 units in May 2014, up 14 per cent on a year-over-year basis.

The average price of homes sold in May 2014 was \$232,193. This was a decrease of 3.4 per cent from May 2013.

New residential listings on the Association's MLS® System numbered 797 units in May 2014. This was an all-time monthly record, and an increase of 13 per cent compared to May 2013.

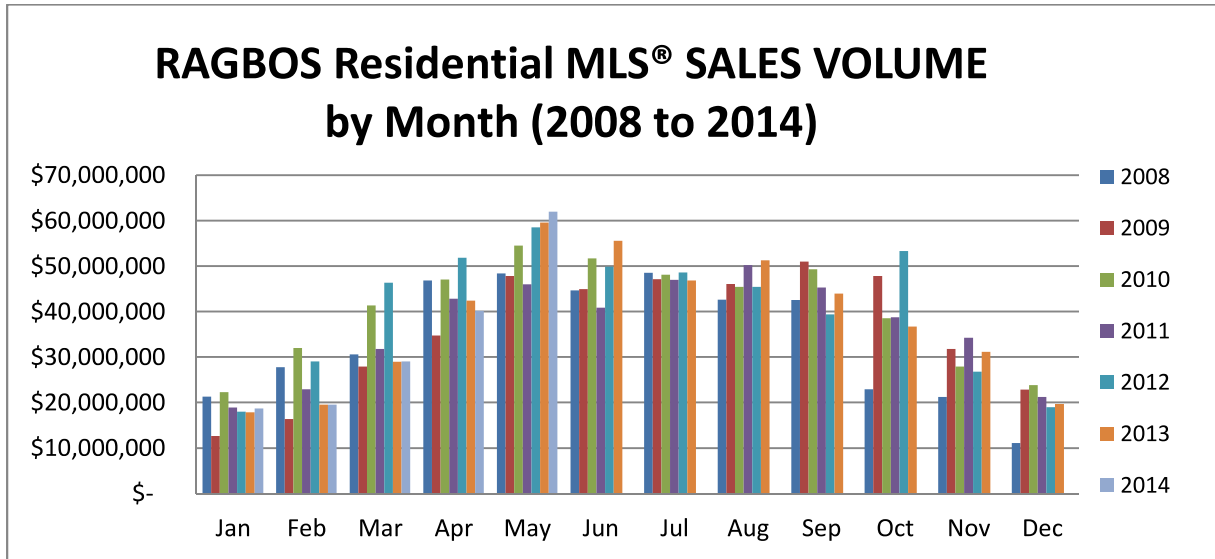
Overall supply has started to rise in recent months. Active residential listings totalled 2,375 units at the end of May, down just one per cent from the same time last year.

The number of months of inventory stood at 8.9 at the end of May, down from 9.7 months at the end of May 2013 and below 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.

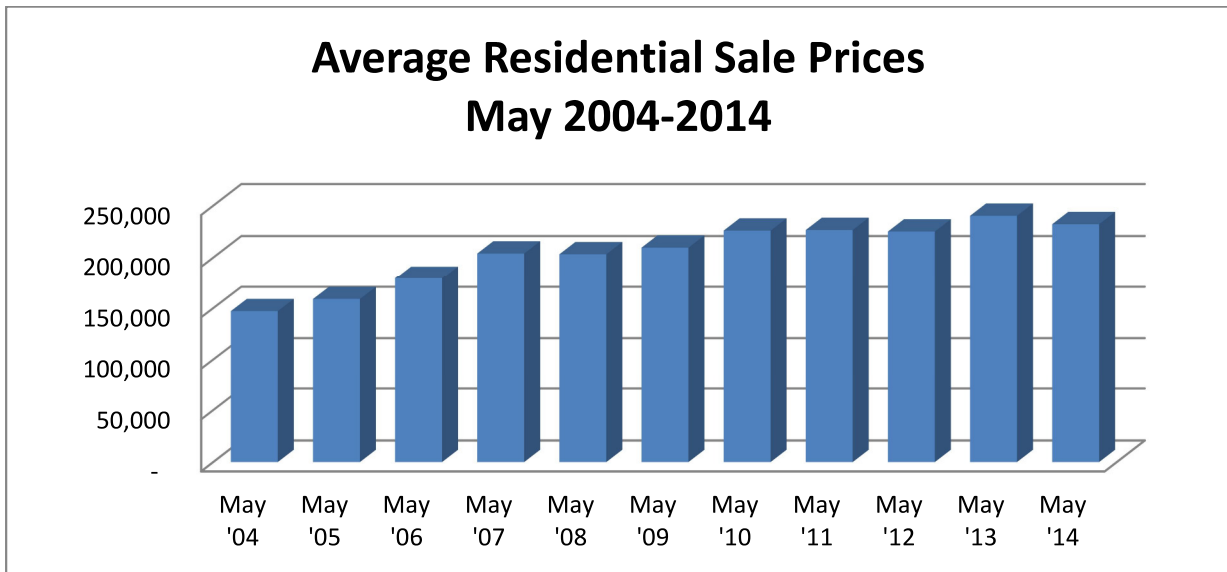
The dollar value of all home sales in May was \$62 million, up four per cent on a year-over-year basis. The total value of all properties sold in May 2014 was \$96.7 million, and increase of 18 per cent from a year earlier.

*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 2002 to 2013:



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REALTORS® Association of Grey Bruce Owen Sound

MLS © Statistic Report

Residential(single family) Activity by Area

[MAY 2014 ]

Area	2014								2013							
	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	22	76	6	21	27%	28%	\$144,083	\$167,418	26	87	13	25	50%	29%	\$233,692	\$183,639
NBP	43	115	14	29	33%	25%	\$202,843	\$271,228	28	100	9	19	32%	19%	\$199,167	\$243,846
NLL	0	0	0	0	%	%	\$	\$	0	0	0	0	%	%	\$	\$
SBP	64	184	19	47	30%	26%	\$254,579	\$222,018	50	195	18	55	36%	28%	\$239,272	\$223,479
SS	64	181	29	77	45%	43%	\$276,698	\$300,530	75	198	21	66	28%	33%	\$278,219	\$275,250
CH	20	61	7	21	35%	34%	\$224,929	\$225,946	15	71	11	25	73%	35%	\$220,127	\$224,843
GB	41	118	11	35	27%	30%	\$377,955	\$293,529	43	128	11	38	26%	30%	\$378,409	\$281,225
ME	10	54	6	17	60%	31%	\$292,188	\$262,050	15	60	11	14	73%	23%	\$345,273	\$270,691
OS	75	228	42	97	56%	43%	\$217,671	\$205,197	56	220	26	87	46%	40%	\$232,581	\$195,998
BN	27	84	13	37	48%	44%	\$180,769	\$190,091	24	80	14	33	58%	41%	\$218,833	\$206,007
HK	32	92	11	26	34%	28%	\$271,518	\$255,843	33	98	10	30	30%	31%	\$236,500	\$242,600
KIN	51	160	25	61	49%	38%	\$268,592	\$241,879	52	171	13	54	25%	32%	\$218,343	\$246,462
SB	6	42	4	17	67%	40%	\$188,125	\$201,108	12	38	6	11	50%	29%	\$253,417	\$204,738
GRH	26	98	12	39	46%	40%	\$354,000	\$253,398	23	99	15	39	65%	39%	\$300,100	\$263,648
HN	20	79	12	43	60%	54%	\$211,342	\$195,495	21	75	9	35	43%	47%	\$245,889	\$212,599
SG	17	42	4	16	24%	38%	\$258,375	\$235,186	9	40	8	24	89%	60%	\$259,313	\$236,784
WG	36	103	15	41	42%	40%	\$211,893	\$239,287	33	121	10	54	30%	45%	\$207,690	\$224,532
MN	13	48	3	30	23%	63%	\$205,667	\$177,683	19	52	5	14	26%	27%	\$250,560	\$183,598
WN	18	66	8	33	44%	50%	\$264,550	\$232,172	15	72	9	36	60%	50%	\$233,033	\$214,861
OB	13	40	1	14	8%	35%	\$255,000	\$316,765	17	48	3	16	18%	33%	\$262,333	\$236,163
NBC,NGC,SBC,SGC,WC	0	0	0	0	%	%	\$	\$	0	0	0	0	%	%	\$	\$
<b>Total</b>	<b>598</b>	<b>1871</b>	<b>242</b>	<b>701</b>	<b>40%</b>	<b>37%</b>	<b>\$247,857</b>	<b>\$237,112</b>	<b>566</b>	<b>1953</b>	<b>222</b>	<b>675</b>	<b>39%</b>	<b>35%</b>	<b>\$253,151</b>	<b>\$230,527</b>

Average Sales YTD 2014

\$233,871

Average Sales YTD 2013

\$235,814

Month: MAY 2014

Month: MAY 2013

YTD: JANUARY 2014 - MAY 2014

YTD: JANUARY 2013- MAY 2013

12 Month: JUNE 2013 - MAY 2014

12 Month: JUNE 2012 - MAY 2013