

Residential housing activity
Barrie & District
February 2023



| Seasonally Adjusted ¹ | | Percentage change compared to | | | | | |
|----------------------------------|-----------|-------------------------------|---------------|---------------|--------------|----------------|--------------|
| | | 1 month ago | 2 months ago | 3 months ago | 4 months ago | 5 months ago | 6 months ago |
| | | January 2023 | December 2022 | November 2022 | October 2022 | September 2022 | August 2022 |
| Sales Activity | 259 | -1.9 | -3.4 | -3.0 | -7.5 | -11.3 | 0.4 |
| Average Price | \$750,269 | -3.2 | -8.1 | -6.5 | -6.5 | -13.4 | -9.4 |
| Dollar Volume* | \$194.3 | -5.0 | -11.1 | -9.3 | -13.5 | -23.2 | -9.0 |
| New Listings | 529 | -10.6 | -20.3 | -18.6 | -18.5 | -25.5 | -26.7 |
| Active Listings | 860 | -3.8 | -13.8 | -1.8 | 3.0 | 0.9 | 0.5 |

| Actual ² | | Percentage change compared to | | | | | |
|---------------------|-----------|-------------------------------|---------------|---------------|---------------|---------------|---------------|
| | | 1 year ago | 2 years ago | 3 years ago | 5 years ago | 7 years ago | 10 years ago |
| | | February 2022 | February 2021 | February 2020 | February 2018 | February 2016 | February 2013 |
| Sales Activity | 261 | -45.5 | -54.9 | -38.0 | 4.4 | -27.9 | -10.9 |
| Average Price | \$816,365 | -24.5 | 6.0 | 41.8 | 57.0 | 95.8 | 170.8 |
| Dollar Volume* | \$213.1 | -58.9 | -52.2 | -12.1 | 63.9 | 41.2 | 141.3 |
| New Listings | 539 | -17.8 | -34.3 | -10.9 | -3.4 | 1.3 | 6.9 |
| Active Listings | 730 | 162.6 | 97.3 | -3.8 | -14.9 | 5.5 | -36.2 |

| Year-to-date ³ | | Percentage change compared to | | | | | |
|---------------------------|-----------|-------------------------------|-------------------|-------------------|-------------------|-------------------|-------------------|
| | | 1 year ago | 2 years ago | 3 years ago | 5 years ago | 7 years ago | 10 years ago |
| | | February 2022 YTD | February 2021 YTD | February 2020 YTD | February 2018 YTD | February 2016 YTD | February 2013 YTD |
| Sales Activity | 447 | -40.5 | -49.8 | -31.1 | -0.9 | -25.4 | -13.4 |
| Average Price | \$834,787 | -21.1 | 8.9 | 46.8 | 57.5 | 108.3 | 175.9 |
| Dollar Volume* | \$373.1 | -53.0 | -45.3 | 1.1 | 56.1 | 55.5 | 139.0 |
| New Listings | 1,010 | -1.5 | -14.3 | -8.3 | -3.4 | 3.8 | -8.0 |
| Active Listings** | 702 | 197.2 | 138.2 | -3.8 | -12.6 | 7.6 | -36.3 |

| Market Balance ⁴ | | Compared to | | | | | |
|-----------------------------|------|--------------|---------------|--------------|---------------|---------------|---------------|
| | | 1 month ago | 3 months ago | 6 months ago | 1 year ago | 2 years ago | 5 years ago |
| | | January 2023 | November 2022 | August 2022 | February 2022 | February 2021 | February 2018 |
| Sales to New Listings Ratio | 49.0 | 44.6 | 41.1 | 35.7 | 70.0 | 73.2 | 44.0 |
| Months of Inventory | 3.3 | 3.4 | 3.3 | 3.3 | 0.7 | 0.7 | 3.8 |

¹ Seasonal adjustment removes normal seasonal variations, enabling analysis of monthly changes and fundamental trends in the data.

² Actual (not seasonally adjusted) data as processed through the MLS® System of the Barrie & District Association of REALTORS®.

³ Sum of actual data from January to present month of any given year.

⁴ Seasonally adjusted; sales to new listings ratio=sales/new listings*100; months of inventory=active listings at the end of the month/sales for the month.

* In millions of dollars.

** 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.