

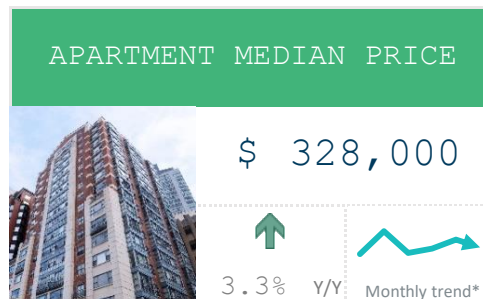
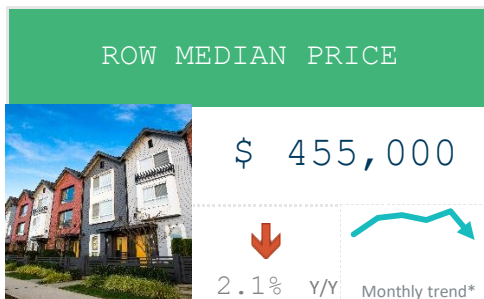
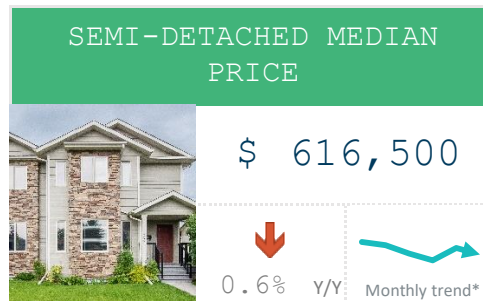
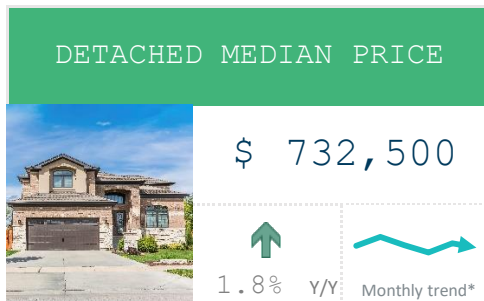
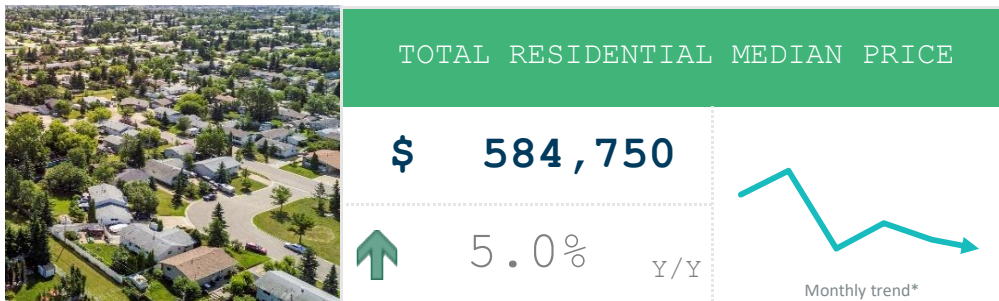
March 2025

Market Trend Summary

Sales in March were 2,158 units, down 19 percent compared to last year. Sales were up down for all property types, with apartment sales falling 34% year over year.

There were 4,019 new listings in March, a 26.7 percent increase from last year. The drop in sales increased the months of supply compared to last year by 149 percent to 2.39.

The sales-to-new-listings ratio fell for the second straight month to 54% percent year over year. Overall inventory is up 103 percent at 5,156 units. In March, the total residential median price reached \$584,750, which is 5 percent higher than last year's levels. Price rose for detached (1.8%) and apartments (3.3%) but fell for semi-detached (-0.6%) and row (2.1%).



*Monthly trend is based on seasonally adjusted data for the prior 6 months

March 2025

March 2025

	Sales		New Listings		Inventory		S/NL	Months of Supply		Median Price	
	Actual	Y/Y%	Actual	Y/Y%	Actual	Y/Y%	Ratio	Actual	Y/Y%	Actual	Y/Y%
Detached	1,035	-10%	1,895	37%	2205	97%	55%	2.13	118%	\$732,500	2%
Semi	184	-26%	335	28%	413	100%	55%	2.24	172%	\$616,500	-1%
Row	400	-11%	697	30%	826	130%	57%	2.07	157%	\$455,000	-2%
Apartment	539	-34%	1,092	10%	1712	99%	49%	3.18	200%	\$328,000	3%
Total Residential	2,158	-19%	4,019	27%	5156	103%	54%	2.39	149%	\$584,750	5%

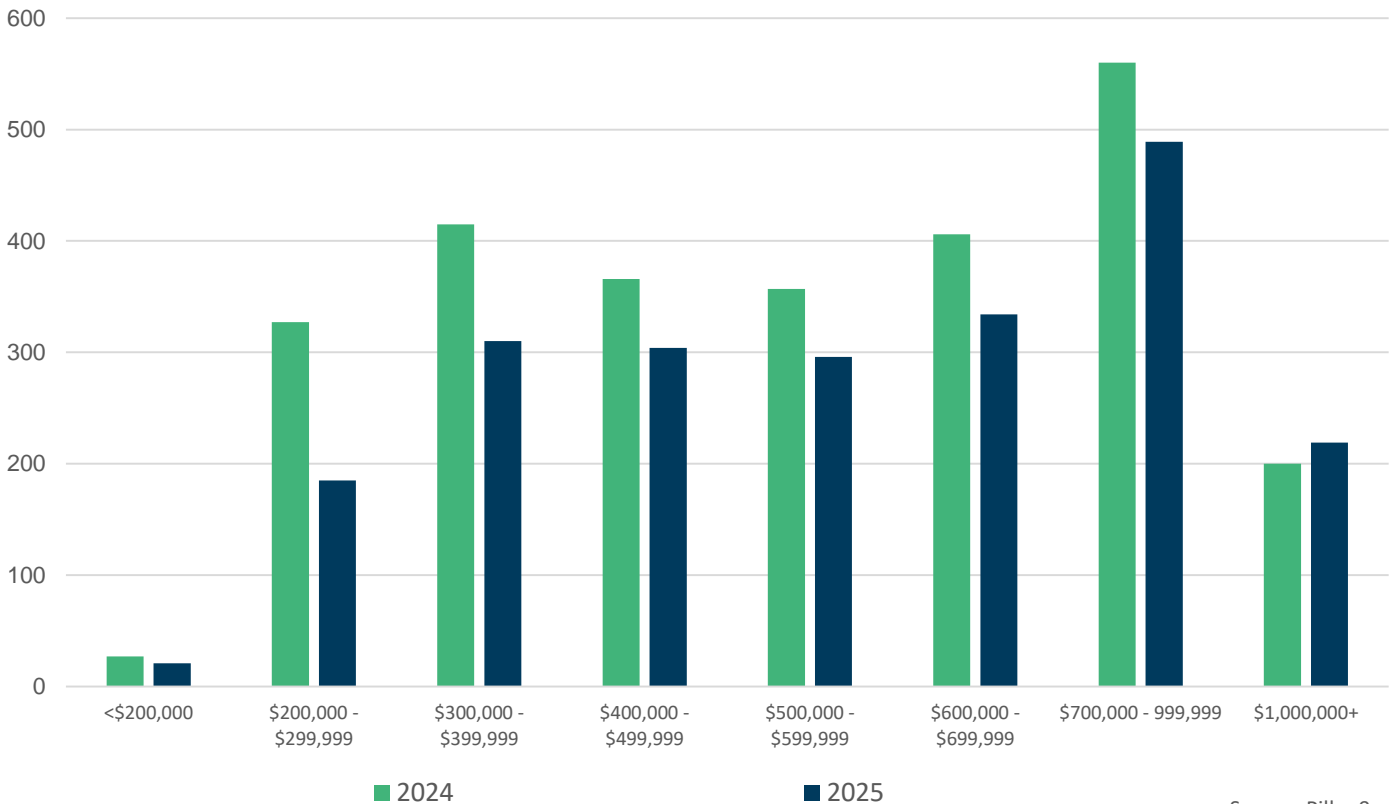
Year-to-Date

March 2025

	Sales		New Listings		Inventory		S/NL	Months of Supply		Median Price	
	Actual	Y/Y%	Actual	Y/Y%	Actual	Y/Y%	Ratio	Actual	Y/Y%	Actual	Y/Y%
Detached	2,472	-13%	4,389	24%	1,787	69%	56%	2.17	93%	\$718,500	1%
Semi	509	-11%	847	20%	347	61%	60%	2.05	81%	\$617,000	1%
Row	964	-12%	1,643	25%	693	125%	59%	2.16	155%	\$459,000	1%
Apartment	1,382	-29%	2,866	16%	1,491	93%	48%	3.24	171%	\$325,000	3%
Total Residential	5,327	-17%	9,745	21%	4,318	83%	55%	2.43	122%	\$575,000	6%

Residential Sales by Price Range

March



Source: Pillar 9