

Market Watch

For Media Inquiries: 443-8159
For All Other Inquiries: 443-8152

June 2002

Prices Stable, Sales Ease in June

TORONTO — Thursday, July 4, 2002.

Average prices climbed moderately in June, to \$278,638 from May's \$278,323, President Ann Bosley announced today.

"As the summer market progresses, we are seeing typical signs of a slower pace. Purchasers willing to house hunt over the summer may find less competition and therefore, opportunities to purchase for the asking price or even less, as opposed to the bidding frenzy of the Spring market."

The pace of sales also became more moderate in June, with Single-Family dwelling sales recorded through the TREB MLS system coming in at 6,627 units. This was down a moderate eight per cent from the 7,176 figure recorded in June 2001.

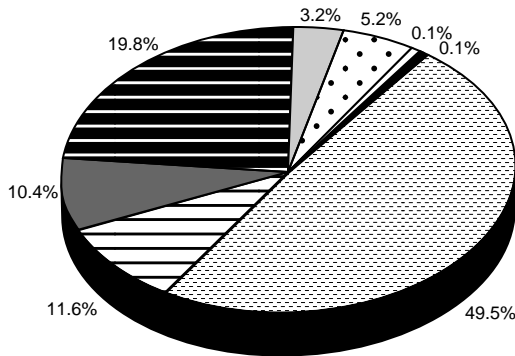
Breaking down the total, 2,461 sales were reported in TREB's 28 West districts and averaged \$257,095; 1,145 sales were reported in the 14 Central districts

and averaged \$383,451; 1,370 sales were reported in the 23 North districts and averaged \$296,238; and 1,651 sales were reported in TREB's 21 East districts and averaged \$223,458.

Neighbourhood Corner Newmarket

Prices in Newmarket (N07) have increased. Overall, the average stood at \$253,915 in June, a one per cent increase over May and up four per cent from June 2001. Breaking down this total, detached homes averaged \$294,761, up six per cent from the same month last year. Eleven semi-detached homes also sold in Newmarket, for an average of \$203,655; this is a 14 per cent increase from the same month in 2001.

Single-Family Residential Breakdown



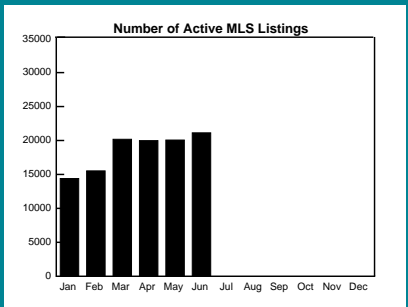
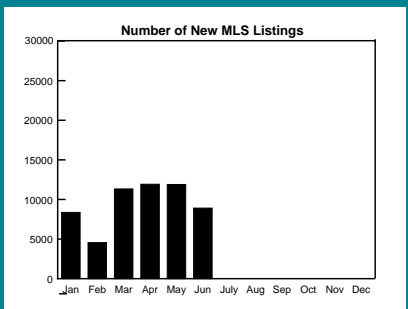
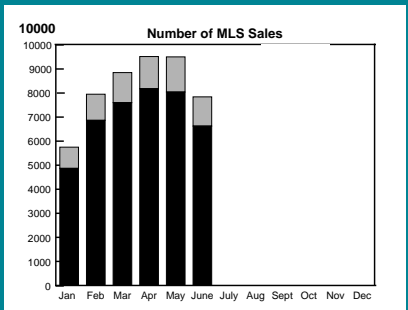
Dwelling Type	Sales	Median
Single Detached	3,280	\$286,000
Semi Detached	767	235,000
Condo T.H.	690	184,750
Condo Apt.	1,312	181,750
Link	212	236,000
Attached/Row	348	228,000
Co-op Apt.	11	144,000
Detached Condo	7	230,000

Housing Market Indicators

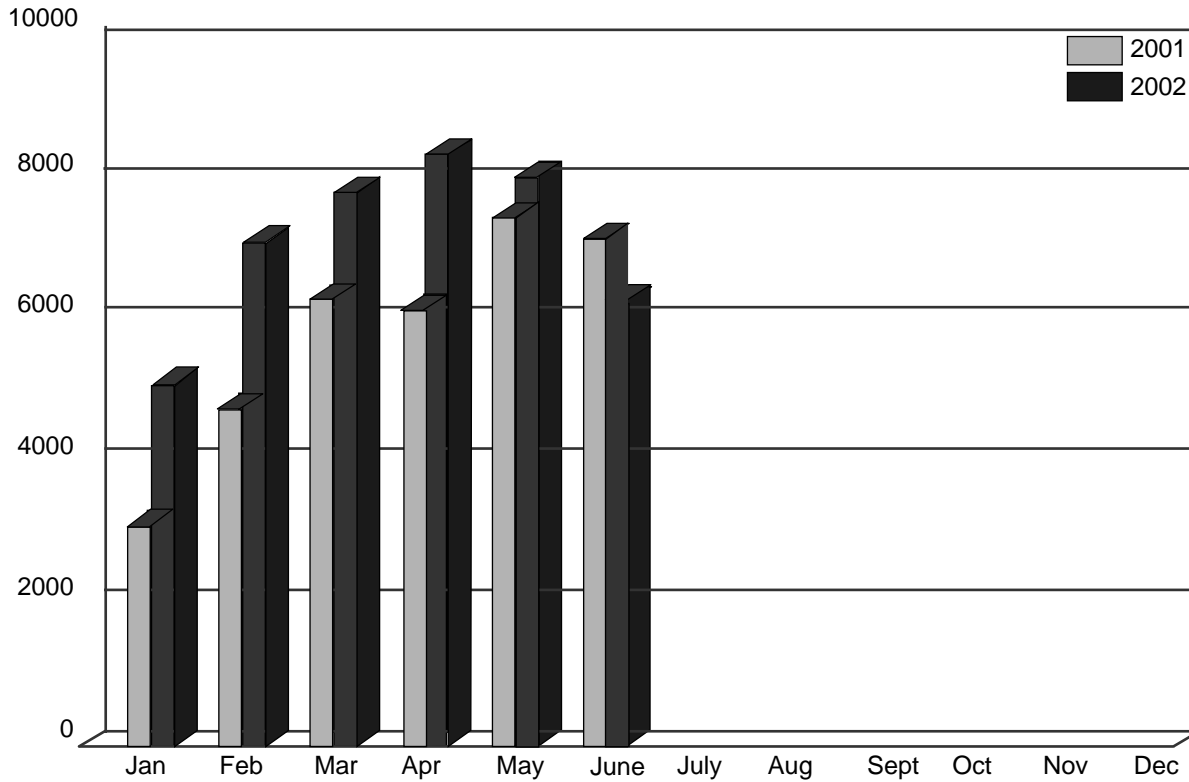
	June 2001	June 2002	% Change
Sales*	7,176	6,627	(-8%)
Sales (P.O.T.)	1,158	1,214	(+5%)
New Listings*	9,171	8,909	(-3%)
Active Listings**	20,856	21,129	(+1%)

* Single-Family Dwellings Only

** Properties All Types including Single-Family Dwellings.



Single-Family Dwelling Sales Comparison



Price Category Breakdown — June

Price Range	Total S.F.D.	Condo Apt.	Condo T.H.
Up to \$90,000	31 (0.5)	12 (0.9)	8 (1.2)
90,001 to 110,000	64 (1.0)	36 (2.7)	12 (1.7)
110,001 to 120,000	89 (1.3)	50 (3.8)	9 (1.3)
120,001 to 130,000	125 (1.9)	68 (5.2)	23 (3.3)
130,001 to 140,000	163 (2.5)	82 (6.3)	27 (3.9)
140,001 to 150,000	209 (3.1)	98 (7.5)	55 (8.0)
150,001 to 160,000	248 (3.7)	105 (8.0)	49 (7.1)
160,001 to 170,000	291 (3.9)	89 (6.8)	66 (9.6)
170,001 to 180,000	308 (4.7)	110 (8.4)	69 (10.0)
180,001 to 190,000	311 (4.7)	85 (6.5)	58 (8.4)
190,001 to 200,000	286 (4.3)	75 (5.7)	42 (6.1)
200,001 to 225,000	750 (11.3)	144 (10.9)	104 (15.1)
225,001 to 250,000	853 (12.9)	119 (9.1)	90 (13.0)
250,001 to 300,000	1,114 (16.8)	120 (9.2)	44 (6.4)
300,001 to 400,000	1,031 (15.6)	73 (5.6)	25 (3.6)
400,001 to 500,000	369 (5.6)	24 (1.8)	9 (1.3)
500,001 to 750,000	278 (4.2)	16 (1.2)	— (—)
750,001 to 1,000,000	79 (1.2)	3 (0.2)	— (—)
1,000,001 to 1,500,000	36 (0.5)	3 (0.2)	— (—)
Over 1,500,000	22 (0.3)	— (—)	— (—)
Total	6,627 100.0	1,312* 100.0	690** 100.0

* 1,312 condominium apartments sold for \$268,920,956, averaging \$204,970

** 690 condominium townhouses sold for \$135,042,781 averaging \$195,714.

Single-Family Residential June 2002

<u>Area</u>	<u>Listed</u>	<u>Re-runs</u>	<u>Sales</u>	<u>Dollar Volume</u>	<u>Av. Price</u>	<u>Med. Price</u>
<u>East</u>						
E-1	246	134	72	19,457,019	270,236	250,000
E-2	212	127	68	23,009,460	338,374	292,500
E-3	416	211	125	29,280,920	234,247	217,000
E-4	200	105	77	16,115,200	209,288	221,500
E-5	370	209	106	24,861,200	234,540	216,350
E-6	183	108	51	12,821,600	251,404	225,000
E-7	403	224	106	25,298,150	238,662	235,500
E-8	269	148	88	20,706,100	235,297	210,000
E-9	270	138	82	16,515,388	201,407	201,500
E-10	198	126	51	12,863,600	252,227	248,500
E-11	311	160	98	20,098,650	205,088	204,000
E-12	75	46	23	4,710,200	204,791	202,000
E-13	294	174	85	21,100,002	248,235	242,000
E-14	408	258	135	30,413,327	225,284	210,000
E-15	379	244	113	25,276,268	223,684	214,000
E-16	458	234	221	35,332,788	159,877	157,000
E-17	214	115	87	15,799,690	181,606	175,990
E-18	24	13	4	1,446,900	361,725	404,950
E-19	40	22	15	4,154,000	276,933	255,000
E-20	81	49	12	2,432,000	202,667	155,000
E-21	102	59	32	7,236,400	226,138	227,500
Total	5,153	2,904	1,651	\$368,928,862	\$223,458	\$208,000
<u>West</u>						
W-1	116	64	50	16,806,573	336,131	310,000
W-2	238	122	57	17,994,700	315,696	310,000
W-3	232	133	64	13,472,550	210,509	205,000
W-4	216	112	76	15,889,050	209,066	181,500
W-5	246	133	78	15,952,050	204,513	224,000
W-6	257	152	58	15,186,450	261,835	246,200
W-7	118	70	31	10,723,900	345,932	329,000
W-8	330	192	115	48,823,357	424,551	320,000
W-9	137	79	50	10,717,130	214,343	216,500
W-10	342	202	111	21,459,663	193,330	163,000
W-12	258	133	85	22,972,280	270,262	223,000
W-13	302	183	100	34,446,830	344,468	261,000
W-14	181	106	63	14,510,780	230,330	225,000
W-15	357	175	125	23,389,900	187,119	172,000
W-16	312	180	113	29,843,350	264,100	249,900
W-17	-	-	-	-	-	-
W-18	106	56	41	8,204,100	200,100	210,000
W-19	733	412	232	62,390,685	268,925	255,750
W-20	575	292	219	57,952,149	264,622	240,000
W-21	222	129	64	20,938,308	327,161	282,000
W-22	40	18	11	2,133,900	193,991	203,000
W-23	819	420	292	65,366,710	223,859	217,000
W-24	558	297	225	47,072,951	209,213	205,000
W-25	48	26	18	4,912,800	272,933	216,450
W-26	8	4	3	1,460,000	486,667	460,000
W-27	175	78	73	17,741,900	243,040	213,900
W-28	256	153	66	23,759,700	359,995	295,750
W-29	117	56	41	8,589,475	209,499	187,500
Total	7,299	3,977	2,461	\$632,711,241	\$257,095	\$230,000

See 3b...

**Single-Family Residential continued
June 2002**

<u>Area</u>	<u>Listed</u>	<u>Re-runs</u>	<u>Sales</u>	<u>Dollar Volume</u>	<u>Av. Price</u>	<u>Med. Price</u>
Central						
C-1	599	299	249	67,889,390	272,648	245,000
C-2	263	172	63	29,540,100	468,890	352,600
C-3	212	149	49	24,865,000	507,449	350,000
C-4	384	241	115	62,179,696	540,693	479,000
C-6	64	35	18	6,402,000	355,667	342,000
C-7	237	137	79	23,728,645	300,363	292,500
C-8	309	179	118	31,236,600	264,717	231,500
C-9	107	70	31	24,038,780	775,445	459,000
C-10	195	115	72	37,614,826	522,428	415,000
C-11	134	64	42	14,915,500	355,131	333,500
C-12	177	118	44	33,687,500	765,625	622,250
C-13	153	97	50	15,426,500	308,530	278,500
C-14	339	183	100	32,963,529	329,635	275,000
C-15	432	245	115	34,563,280	300,550	257,500
Total	3,605	2,104	1,145	\$439,051,346	\$383,451	\$300,000
North						
N-1	264	173	82	25,804,378	314,688	259,950
N-2	317	192	95	30,636,650	322,491	310,000
N-3	531	303	135	45,066,340	333,825	291,000
N-4	317	203	79	26,524,655	335,755	309,500
N-5	127	79	31	9,549,200	308,039	285,000
N-6	162	85	70	21,002,927	300,042	263,250
N-7	204	103	98	24,883,625	253,915	226,350
N-8	563	343	170	53,459,150	314,466	279,250
N-10	334	205	82	26,377,740	321,680	288,375
N-11	618	379	160	54,460,754	340,380	311,250
N-12	72	33	18	6,265,300	348,072	308,500
N-13	40	28	7	2,520,000	360,000	285,000
N-14	75	40	18	12,104,900	672,494	444,250
N-15	50	20	31	7,795,400	251,465	230,000
N-16	70	44	15	4,513,500	300,900	262,500
N-17	232	132	101	17,985,050	178,070	165,000
N-18	76	36	29	6,635,200	228,800	189,500
N-19	100	46	44	9,431,600	214,355	181,500
N-20	28	18	6	2,258,000	376,333	352,500
N-21	20	12	10	1,720,500	172,050	163,000
N-22	44	17	20	3,953,000	197,650	182,750
N-23	112	57	44	8,808,100	200,184	179,250
N-24	74	45	25	4,090,250	163,610	148,000
Total	4,430	2,593	1,370	\$405,846,219	\$296,238	\$268,000
Grand Total	20,487	11,578	6,627	\$1,846,537,668	\$278,638	\$239,000

Listed includes Reruns: East (2,904-56%) West (3,977-54%) Central (2,104-58%) North (2,593-58%)
 * Sales to Listings Ratio (SFD only): 32.3%

	AVERAGE DAYS ON MARKET	AVERAGE LIST TO SALE PRICE RATIO
EAST	98%	32
WEST	98%	36
CENTRAL	99%	32
NORTH	98%	41
TOTAL	98%	36

* Please note that the market information represents only those sales reported through the Toronto Real Estate Board.

Six Month Single-Family January to June 2002

<u>Area</u>	<u>Listed</u>	<u>Sales</u>	<u>Dollar Volume</u>	<u>Av. Price</u>	<u>Med. Price</u>
East					
E-1	1,462	455	\$119,057,989	\$261,666	\$245,000
E-2	1,393	456	149,093,760	326,960	290,000
E-3	2,277	811	193,002,735	237,981	231,000
E-4	1,218	484	97,577,391	201,606	208,000
E-5	1,982	704	163,817,566	232,695	217,000
E-6	966	298	76,321,805	256,113	231,250
E-7	1,999	661	151,333,868	228,947	222,800
E-8	1,590	568	126,586,637	222,864	213,600
E-9	1,445	524	107,795,522	205,717	208,250
E-10	1,100	358	92,868,987	259,411	255,000
E-11	1,719	584	116,782,426	199,970	196,000
E-12	470	169	37,038,517	219,163	211,450
E-13	2,007	657	158,930,541	241,903	233,250
E-14	2,529	839	186,403,217	222,173	210,000
E-15	2,476	870	193,152,310	222,014	213,272
E-16	3,087	1,305	204,034,085	156,348	149,000
E-17	1,495	658	120,150,935	182,600	172,000
E-18	144	25	11,437,900	457,516	389,900
E-19	284	100	26,800,400	268,004	249,450
E-20	392	105	20,618,799	196,370	178,000
E-21	574	209	45,919,625	219,711	204,000
Total	30,609	10,840	\$2,398,725,015	\$221,285	N/A
West					
W-1	777	267	\$88,647,132	\$332,012	\$299,000
W-2	1,284	369	118,739,434	321,787	285,000
W-3	1,444	415	85,438,940	205,877	205,000
W-4	1,303	460	96,461,228	209,698	202,000
W-5	1,769	578	112,959,452	195,432	192,900
W-6	1,584	520	137,161,964	263,773	248,000
W-7	682	232	82,398,280	355,165	329,500
W-8	2,315	736	297,204,949	403,811	320,000
W-9	965	294	70,446,468	239,614	239,900
W-10	2,265	710	133,907,668	188,602	163,000
W-12	1,519	510	137,612,120	269,828	240,000
W-13	1,786	571	190,044,840	332,828	258,500
W-14	1,070	366	80,746,558	220,619	215,000
W-15	2,232	865	160,939,359	186,057	173,000
W-16	1,847	661	173,165,397	261,975	239,900
W-17	6	6	1,515,940	252,657	227,990
W-18	653	243	48,143,413	198,121	208,000
W-19	4,641	1,504	392,857,213	261,208	246,000
W-20	4,337	1,565	402,382,823	257,114	235,000
W-21	1,319	436	139,902,388	320,877	275,000
W-22	153	40	8,694,100	217,353	207,500
W-23	5,252	1,981	445,243,470	224,757	212,500
W-24	3,735	1,462	309,985,513	212,028	209,000
W-25	250	85	22,861,500	268,959	227,000
W-26	25	7	3,180,500	454,357	349,000
W-27	980	454	110,318,500	242,992	220,000
W-28	1,307	391	124,832,140	319,264	279,000
W-29	811	331	62,927,223	190,112	180,506
Total	46,311	16,059	\$4,038,718,512	\$251,493	N/A

See 4b...

Six Month Single-Family continued January to June 2002

<u>Area</u>	<u>Listed</u>	<u>Sales</u>	<u>Dollar Volume</u>	<u>Av. Price</u>	<u>Med. Price</u>
Central					
C-1	3,546	1,271	\$341,157,170	\$268,416	\$236,000
C-2	1,635	424	200,799,705	473,584	351,550
C-3	1,271	337	175,390,044	520,445	358,000
C-4	2,166	650	352,035,790	541,594	479,500
C-6	380	117	45,099,257	385,464	348,050
C-7	1,443	444	133,612,850	300,930	287,000
C-8	1,985	701	185,332,095	264,382	231,000
C-9	704	205	157,554,874	768,560	590,000
C-10	1,163	423	203,494,254	481,074	382,000
C-11	791	279	95,511,192	342,334	325,750
C-12	1,184	272	226,210,450	831,656	690,000
C-13	903	319	92,613,074	290,323	265,000
C-14	1,972	662	213,736,680	322,865	275,000
C-15	2,076	658	202,507,731	307,763	274,500
Total	21,219	6,762	\$2,625,055,166	\$388,207	N/A
North					
N-1	1,443	444	\$155,834,832	\$350,979	\$308,300
N-2	1,879	596	196,036,310	328,920	298,000
N-3	2,933	902	303,760,734	336,764	283,000
N-4	1,964	582	197,839,870	339,931	326,800
N-5	585	145	47,763,700	329,405	312,000
N-6	1,237	467	143,500,572	307,282	251,500
N-7	1,512	671	174,944,756	260,722	238,850
N-8	3,599	1,037	316,951,617	305,643	279,900
N-10	1,741	570	175,112,282	307,215	285,000
N-11	3,250	924	308,107,422	333,450	310,000
N-12	421	119	40,213,488	337,928	282,500
N-13	260	47	18,041,131	383,854	310,000
N-14	601	120	57,021,200	475,177	396,250
N-15	413	145	39,729,500	273,997	242,000
N-16	470	143	40,859,580	285,731	253,000
N-17	1,474	530	94,103,999	177,555	167,250
N-18	591	245	51,722,076	211,111	193,100
N-19	614	276	55,466,741	200,966	177,500
N-20	126	25	7,767,800	310,712	293,000
N-21	161	50	10,328,099	206,562	198,000
N-22	274	124	23,075,200	186,090	167,750
N-23	654	251	47,623,643	189,736	171,250
N-24	407	113	17,721,450	156,827	143,500
Total	26,609	8,526	\$2,523,526,002	\$295,980	N/A
Grand Total	124,748	42,187	\$11,586,024,695	\$274,635	N/A

Includes Re-runs:

East	14,650	West	22,321
Central	10,540	North	13,129

Single-Family North Breakdown June 2002

	Detached Houses			Semi-Detached Houses		
	<u>Sales</u>	<u>Av. Price</u>	<u>Med. Price</u>	<u>Sales</u>	<u>Av. Price</u>	<u>Med. Price</u>
N-1	29	451,803	389,000	6	265,417	265,000
N-2	48	388,524	350,000	-	-	-
N-3	66	441,732	409,000	7	307,929	303,000
N-4	55	369,215	343,000	5	223,320	226,000
N-5	23	329,139	339,900	3	253,333	250,000
N-6	40	367,433	311,500	12	216,515	229,750
N-7	61	294,761	274,000	11	203,655	218,000
N-8	91	371,448	345,000	25	263,768	265,000
N-10	32	398,305	366,500	1	246,000	246,000
N-11	101	387,375	362,000	9	250,333	253,500
N-12	17	354,665	320,000	-	-	-
N-13	7	360,000	285,000	-	-	-
N-14	18	672,494	444,250	-	-	-
N-15	29	259,031	234,000	-	-	-
N-16	13	314,485	288,000	-	-	-
N-17	92	180,919	168,500	2	177,500	177,500
N-18	18	262,744	225,700	3	177,633	176,000
N-19	27	230,448	198,000	2	151,750	151,750
N-20	6	376,333	352,500	-	-	-
N-21	10	172,050	163,000	-	-	-
N-22	19	202,316	184,000	1	109,000	109,000
N-23	41	205,185	185,000	-	-	-
N-24	21	167,060	148,000	-	-	-

	Townhouse Condominiums			Condominium Apartments			Link Houses		
	<u>Sales</u>	<u>Av. Price</u>	<u>Med. Price</u>	<u>Sales</u>	<u>Av. Price</u>	<u>Med. Price</u>	<u>Sales</u>	<u>Av. Price</u>	<u>Med. Price</u>
N-1	14	225,921	213,500	25	229,288	225,000	6	286,233	286,500
N-2	5	240,780	237,000	23	236,530	229,000	15	275,360	270,000
N-3	18	223,333	205,750	31	201,361	195,000	3	278,667	275,000
N-4	2	262,000	262,000	1	191,000	191,000	-	-	-
N-5	-	-	-	-	-	-	1	271,000	271,000
N-6	5	182,380	182,000	-	-	-	3	220,050	205,250
N-7	12	161,292	161,000	3	158,333	157,500	3	197,333	205,000
N-8	8	227,563	227,000	7	237,429	231,000	1	270,000	270,000
N-10	3	240,333	241,500	-	-	-	45	275,911	270,000
N-11	12	220,092	230,000	11	312,818	238,000	15	263,360	258,500
N-12	-	-	-	-	-	-	-	-	-
N-13	-	-	-	-	-	-	-	-	-
N-14	-	-	-	-	-	-	-	-	-
N-15	-	-	-	1	123,500	123,500	-	-	-
N-16	-	-	-	-	-	-	2	212,600	212,600
N-17	3	131,833	146,000	-	-	-	-	-	-
N-18	1	150,000	150,000	-	-	-	5	179,980	178,000
N-19	4	136,250	131,250	-	-	-	5	170,200	175,000
N-20	-	-	-	-	-	-	-	-	-
N-21	-	-	-	-	-	-	-	-	-
N-22	-	-	-	-	-	-	-	-	-
N-23	-	-	-	-	-	-	-	-	-
N-24	2	150,000	150,000	-	-	-	-	-	-

	Attached/Row			Co-op Apartments			Detached Condominiums		
	<u>Sales</u>	<u>Av. Price</u>	<u>Med. Price</u>	<u>Sales</u>	<u>Av. Price</u>	<u>Med. Price</u>	<u>Sales</u>	<u>Av. Price</u>	<u>Med. Price</u>
N-1	2	248,550	248,550	-	-	-	-	-	-
N-2	4	303,250	305,500	-	-	-	-	-	-
N-3	10	265,830	263,750	-	-	-	-	-	-
N-4	16	274,138	269,400	-	-	-	-	-	-
N-5	4	237,000	239,500	-	-	-	-	-	-
N-6	10	213,540	214,000	-	-	-	-	-	-
N-7	8	207,563	211,250	-	-	-	-	-	-
N-8	38	245,018	244,500	-	-	-	-	-	-
N-10	1	249,000	249,000	-	-	-	-	-	-
N-11	12	254,200	244,500	-	-	-	-	-	-
N-12	1	236,000	236,000	-	-	-	-	-	-
N-13	-	-	-	-	-	-	-	-	-
N-14	-	-	-	-	-	-	-	-	-
N-15	1	160,000	160,000	-	-	-	-	-	-
N-16	-	-	-	-	-	-	-	-	-
N-17	4	147,500	147,000	-	-	-	-	-	-
N-18	2	161,500	161,500	-	-	-	-	-	-
N-19	1	167,000	167,000	-	-	-	5	268,600	235,000
N-20	-	-	-	-	-	-	-	-	-
N-21	-	-	-	-	-	-	-	-	-
N-22	-	-	-	-	-	-	-	-	-
N-23	3	131,833	127,000	-	-	-	-	-	-
N-24	2	141,000	141,000	-	-	-	-	-	-

Single-Family West Breakdown June 2002

	Detached Houses			Semi-Detached Houses		
	Sales	Av. Price	Med. Price	Sales	Av. Price	Med. Price
W-1	15	491,000	412,000	15	309,835	331,500
W-2	22	380,114	385,500	29	287,269	292,000
W-3	38	221,821	223,000	18	208,306	202,250
W-4	33	272,362	260,000	6	243,983	243,450
W-5	18	281,861	274,500	23	252,554	250,000
W-6	27	247,119	240,000	3	295,833	319,000
W-7	27	365,111	347,000	-	-	-
W-8	70	555,772	425,500	3	266,333	276,000
W-9	16	341,958	323,665	5	251,680	239,900
W-10	44	254,640	249,000	3	219,833	222,000
W-12	40	365,460	301,500	4	228,750	223,500
W-13	54	477,393	415,893	11	211,082	206,000
W-14	20	330,080	306,000	3	249,833	241,000
W-15	11	316,682	323,000	9	257,144	267,500
W-16	62	310,872	278,750	19	231,211	230,000
W-17	-	-	-	-	-	-
W-18	13	242,185	247,000	15	213,460	216,000
W-19	99	342,003	327,500	24	250,633	253,500
W-20	99	329,581	305,000	45	230,992	232,000
W-21	45	371,929	355,000	7	236,643	235,500
W-22	3	229,833	243,000	2	219,750	219,750
W-23	169	249,756	242,000	56	201,857	200,900
W-24	102	253,797	248,900	44	213,473	214,450
W-25	10	344,900	292,000	-	-	-
W-26	3	486,667	460,000	-	-	-
W-27	51	273,886	245,000	2	201,200	201,200
W-28	59	377,780	325,000	3	225,167	227,000
W-29	34	222,353	198,000	4	153,300	153,600

	Townhouse Condominiums			Condominium Apartments			Link Houses		
	Sales	Av. Price	Med. Price	Sales	Av. Price	Med. Price	Sales	Av. Price	Med. Price
W-1	1	180,500	180,500	11	202,168	194,000	-	-	-
W-2	-	-	-	4	233,900	234,800	-	-	-
W-3	-	-	-	7	164,836	175,000	-	-	-
W-4	9	192,544	177,000	27	133,030	134,900	-	-	-
W-5	14	149,914	147,950	22	123,068	127,250	1	263,500	263,500
W-6	2	316,500	316,500	22	270,148	243,000	-	-	-
W-7	1	245,000	245,000	2	145,950	145,950	-	-	-
W-8	13	215,846	191,000	26	194,435	172,200	-	-	-
W-9	2	324,000	324,000	26	122,900	109,000	-	-	-
W-10	21	151,329	152,500	39	135,977	135,000	-	-	-
W-12	11	220,673	235,000	30	167,049	165,750	-	-	-
W-13	23	198,652	168,500	10	136,170	129,000	1	225,000	225,000
W-14	26	183,795	203,500	12	153,250	141,500	2	271,000	271,000
W-15	23	184,848	182,000	81	162,044	160,000	1	215,000	215,000
W-16	24	189,121	182,000	3	173,667	176,000	3	232,167	233,000
W-17	-	-	-	-	-	-	-	-	-
W-18	9	150,333	149,000	4	125,200	123,750	-	-	-
W-19	43	206,550	205,000	49	195,972	169,000	1	259,000	259,000
W-20	58	200,568	188,550	10	164,600	146,500	-	-	-
W-21	2	179,000	179,000	2	210,250	210,250	2	225,000	225,000
W-22	5	158,580	159,900	-	-	-	-	-	-
W-23	33	164,115	162,000	4	170,750	167,250	1	219,500	219,500
W-24	27	151,222	147,500	34	128,968	126,000	-	-	-
W-25	3	178,667	170,000	3	173,633	192,000	-	-	-
W-26	-	-	-	-	-	-	-	-	-
W-27	9	150,700	144,000	-	-	-	7	188,286	190,000
W-28	-	-	-	-	-	-	-	-	-
W-29	1	108,362	108,362	-	-	-	1	179,900	179,900

	Attached/Row			Co-op Apartments			Detached Condominiums		
	Sales	Av. Price	Med. Price	Sales	Av. Price	Med. Price	Sales	Av. Price	Med. Price
W-1	8	298,713	293,000	-	-	-	-	-	-
W-2	2	182,900	182,900	-	-	-	-	-	-
W-3	1	140,000	140,000	-	-	-	-	-	-
W-4	-	-	-	1	112,500	112,500	-	-	-
W-5	-	-	-	-	-	-	-	-	-
W-6	3	325,667	342,000	1	73,500	73,500	-	-	-
W-7	1	329,000	329,000	-	-	-	-	-	-
W-8	3	419,667	465,000	-	-	-	-	-	-
W-9	-	-	-	1	144,000	144,000	-	-	-
W-10	2	227,500	227,500	2	330,000	330,000	-	-	-
W-12	-	-	-	-	-	-	-	-	-
W-13	1	190,000	190,000	-	-	-	-	-	-
W-14	-	-	-	-	-	-	-	-	-
W-15	-	-	-	-	-	-	-	-	-
W-16	2	209,950	209,950	-	-	-	-	-	-
W-17	-	-	-	-	-	-	-	-	-
W-18	-	-	-	-	-	-	-	-	-
W-19	16	235,869	231,500	-	-	-	-	-	-
W-20	7	235,714	229,000	-	-	-	-	-	-
W-21	6	219,417	212,750	-	-	-	-	-	-
W-22	1	212,000	212,000	-	-	-	-	-	-
W-23	29	190,883	194,000	-	-	-	-	-	-
W-24	18	184,717	185,000	-	-	-	-	-	-
W-25	2	203,450	203,450	-	-	-	-	-	-
W-26	-	-	-	-	-	-	-	-	-
W-27	4	174,250	187,500	-	-	-	-	-	-
W-28	4	198,800	196,100	-	-	-	-	-	-
W-29	1	128,000	128,000	-	-	-	-	-	-

Year	* Number of Sales (Property of all types)		* Dollar Volume (Property of all types)	* Average Price (Property of all types)	
1953	2,699		\$ 38,935,130	\$ 14,424	
1954	3,061		44,835,245	14,647	
1955	3,555		53,153,433	14,952	
1956	4,885		73,486,822	15,043	
1957	5,916		93,072,456	15,732	
1958	7,968		128,163,813	16,085	
1959	9,559		158,821,137	16,615	
1960	9,298		151,828,112	16,329	
1961	9,264		151,314,565	16,334	
1962	9,669		161,878,920	16,742	
1963	11,096	* Number of Sales	183,272,930	16,517	*Average Price
1964	13,895	(Single-Family Only)	241,218,500	17,370	(Single-Family Only)
1965	14,890		281,164,558	18,883	
1966	14,883	13,428	326,687,333	21,950	\$ 21,360
1967	14,886	12,432	367,415,993	24,681	24,078
1968	15,570	12,245	430,301,604	27,637	26,732
1969	15,817	12,493	473,422,285	29,931	28,929
1970	13,076	10,498	394,123,765	30,141	29,492
1971	15,587	13,085	496,009,054	31,822	30,426
1972	17,037	14,613	580,579,218	34,078	32,513
1973	19,561	16,335	862,742,566	44,105	40,605
1974	20,680	17,318	1,160,586,426	56,121	52,806
1975	26,088	22,020	1,517,817,465	58,180	57,581
1976	22,575	19,025	1,417,814,546	62,805	61,389
1977	24,335	20,512	1,630,809,263	67,015	64,559
1978	24,778	21,184	1,707,519,316	68,913	67,333
1979	27,060	23,466	2,068,819,999	73,992	70,830
1980	30,977	26,017	2,478,889,915	80,023	75,694
1981	35,434	29,625	3,373,355,403	95,201	90,203
1982	28,936	25,336	2,825,353,787	97,724	95,496
1983	34,896	30,046	3,668,093,732	105,115	101,626
1984	36,206	31,905	3,845,980,469	106,225	102,318
1985	51,514	45,509	5,957,686,711	115,652	109,094
1986	54,815	52,919	8,195,016,831	149,503	138,925
1987	51,149	43,475	10,287,088,795	201,120	189,105
1988	61,441	49,381	15,234,986,682	249,632	229,635
1989	47,447	38,960	13,863,276,860	292,185	273,698
1990	31,652	26,779	8,264,140,752	261,094	255,020
1991	44,510	38,144	10,606,078,479	238,285	234,313
1992	49,113	41,703	10,705,964,103	217,986	214,971
1993	46,561	38,990	9,885,955,838	212,323	206,490
1994	52,796	44,237	11,516,814,224	218,138	208,921
1995	47,100	39,273	9,902,240,806	210,238	203,028
1996	65,760	55,779	13,497,191,369	205,249	198,150
1997	69,530	58,014	15,334,247,984	220,541	211,307
1998	66,876	55,344	15,050,497,785	225,051	216,815
1999	71,738	58,957	16,914,637,727	235,783	228,372
2000	70,625	58,343	17,774,041,917	251,667	243,255
2001					
January	3,760	3,103	913,966,272	243,076	235,535
February	5,624	4,761	1,447,699,784	257,414	252,072
March	7,379	6,328	1,883,344,713	254,953	248,601
April	7,267	6,163	1,844,263,622	253,786	249,692
May	8,775	7,485	2,277,149,752	259,504	255,460
June	8,334	7,176	2,235,421,622	268,229	258,797
July	6,733	5,807	1,730,865,830	257,072	250,095
August	6,792	5,845	1,734,968,171	255,442	247,472
September	5,853	5,021	1,472,023,463	251,498	245,530
October	6,352	5,402	1,626,692,262	256,091	251,479
November	6,674	5,759	1,754,916,288	262,949	257,947
December	5,538	4,762	1,464,243,453	264,399	255,584
Total	79,081	67,612	20,385,555,232	257,781	251,508
2002					
January	5,750	4,869	1,537,086,491	267,319	262,919
February	7,951	6,866	2,187,666,939	275,144	270,883
March	8,850	7,602	2,486,632,146	280,975	274,874
April	9,517	8,181	2,711,655,063	284,927	277,664
May	9,503	8,042	2,698,780,078	283,992	278,323
June	7,841	6,627	2,230,722,719	284,494	278,638
Total	49,412	42,187	13,852,543,445	280,348	274,635

* Due to District revisions, caution should be exercised when undertaking historical comparisons. Please refer to appropriate maps.

