

**Residential housing activity
Grey Bruce Owen Sound
December 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
		November 2023	October 2023	September 2023	August 2023	July 2023	June 2023
Sales Activity	138	-18.5	-11.8	-11.6	-20.9	-26.6	-31.3
Average Price	\$693,869	-2.1	5.3	7.3	10.8	11.9	6.4
Dollar Volume*	\$95.8	-20.2	-7.1	-5.1	-12.3	-17.9	-26.9
New Listings	376	3.5	4.7	4.1	8.2	16.8	13.7
Active Listings	1,025	2.6	6.1	10.4	16.3	20.1	17.5

Actual ²		Percentage change compared to					
		1 year ago	2 years ago	3 years ago	5 years ago	7 years ago	10 years ago
		December 2022	December 2021	December 2020	December 2018	December 2016	December 2013
Sales Activity	82	-23.4	-45.7	-59.6	-35.4	-47.8	-29.3
Average Price	\$674,129	4.9	-19.2	20.5	94.3	134.4	194.0
Dollar Volume*	\$55.3	-19.6	-56.1	-51.3	25.5	22.5	107.8
New Listings	152	55.1	33.3	4.8	17.8	34.5	-31.2
Active Listings	871	16.1	221.4	184.6	44.7	11.4	-46.5

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
		December 2022 YTD	December 2021 YTD	December 2020 YTD	December 2018 YTD	December 2016 YTD	December 2013 YTD
Sales Activity	2,364	-0.2	-32.4	-30.0	-20.0	-32.4	-6.5
Average Price	\$640,044	-7.7	-1.7	32.9	78.7	132.4	170.3
Dollar Volume*	\$1,513.1	-7.9	-33.6	-6.9	43.0	57.1	152.9
New Listings	4,733	5.4	13.9	23.8	17.9	-0.6	-16.7
Active Listings**	1,041	38.9	136.2	63.9	30.6	-29.7	-53.8

Market Balance ⁴		Compared to					
		1 month ago	3 months ago	6 months ago	1 year ago	2 years ago	5 years ago
		November 2023	September 2023	June 2023	December 2022	December 2021	December 2018
Sales to New Listings Ratio	36.7	46.6	43.2	60.7	65.2	74.5	65.6
Months of Inventory	7.4	5.9	5.9	4.3	5.7	1.8	3.5

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 REALTORS® Association of Grey Bruce Owen Sound.

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.