



NEUMANN  
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# Guelph Market Data: January 2017

Coldwell Banker Neumann Real Estate,  
Brokerage



**Coldwell Banker Neumann Real Estate, Brokerage**

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# MARKET DATA

Coldwell Banker Neumann REB would like to help you find the most relevant information for your needs. If you have any further questions on this document, or want to find out more specific information about your current buying or selling area, please contact the agent who provided this report. We are happy to help you and aim to be your number one resource through your real estate process.

## Glossary

*DOM: Days on Market* – The amount of days a property was on the market before it sold.

*YTD: Year to Date* – Reporting based on statistics from the beginning of 2017 to current finished month (January 2017 inclusive).

*\*Please note as this is the first monthly report of 2017 there is a small sample size to gather data from for any YTD statistics.*

# MARKET DATA

ALL GUELPH YTD

Average Days on Market in 2016: 35

Average Days on Market in 2017: 15

20 days less 

Average Sale Price in 2016: \$365,859

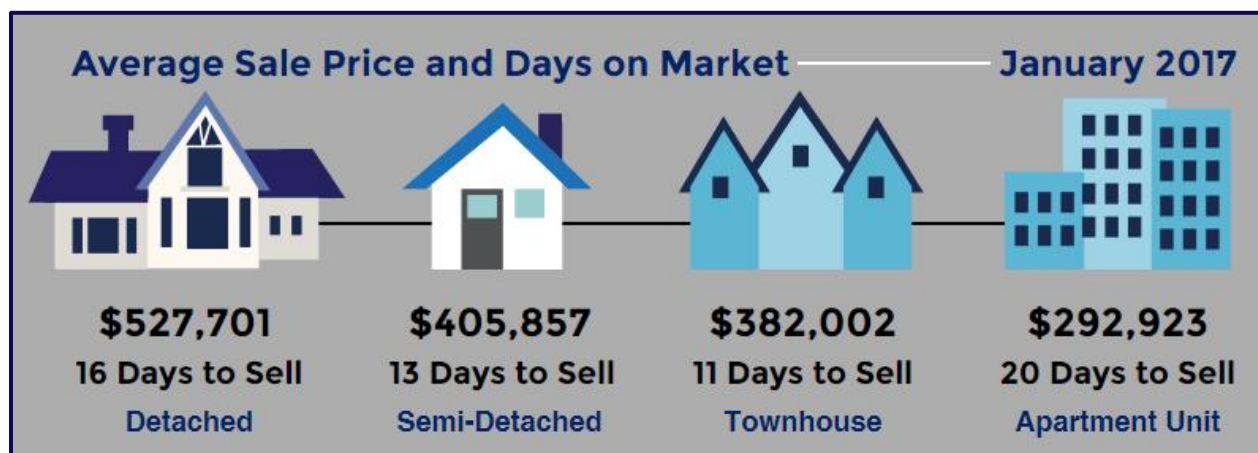
Average Sale Price in 2017: \$444,988

+22% 







Units Sold in 2016: 110

Units Sold in 2017: 151

+37% 



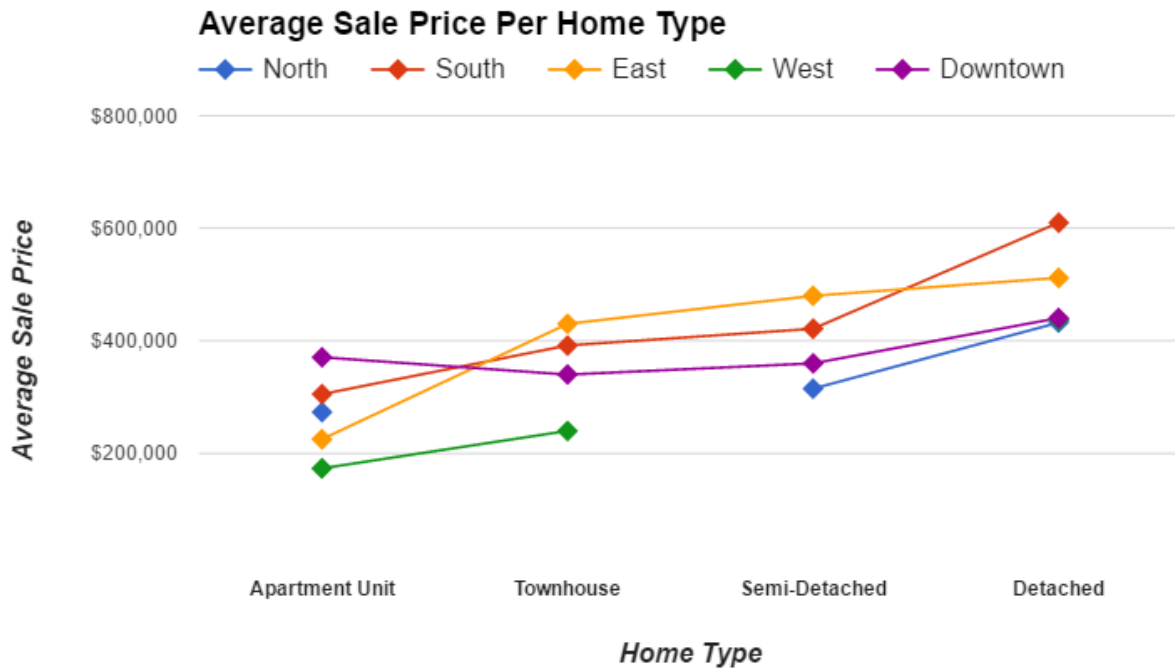
# SALES SNAPSHOT JANUARY 2017

Sale Price Range (\$)	2016	2017	
0-250K	12	13	8% 
250-350K	43	30	-30% 
350-500K	46	68	48% 
500-700K	8	28	250% 
700-1M	3	11	267% 
1M+	0	1	100% 

# HOME TYPE SALE PRICES

## NEIGHBOURHOOD COMPARISON YTD 2017

	North	South	East	West	Downtown
Detached	\$432,500	\$609,965	\$511,992	\$437,506	\$440,571
Semi-Detached	\$315,000	\$421,500	\$480,000	N/A	\$360,000
Townhouse	N/A	\$391,829	\$430,197	\$240,033	\$340,000
Apartment Unit	\$273,453	\$305,261	\$225,300	\$173,500	\$370,816



See the following pages for Neighbourhood breakdowns.

# NORTH GUELPH JANUARY 2017

Neighbourhoods Included: Riverside Park & Victoria North

Average Days on Market in 2016: 29

4 days less 

Average Days on Market in 2017: 25

Average Sale Price in 2016: \$354,190

+1% 

Average Sale Price in 2017: \$358,170

Units Sold in 2016: 10

-20% 

Units Sold in 2017: 8

# SOUTH GUELPH JANUARY 2017

**Neighbourhoods Included:** Dovercliffe Park/Old University, Kortright East, Kortright West, Kortright Hills, Clairfields/Hanlon Business, Pineridge/Westminster Woods

**Average Days on Market in 2016: 31**

**18 days less** ▼

**Average Days on Market in 2017: 13**

**Average Sale Price in 2016: \$382,234**

**+23%** ▲

**Average Sale Price in 2017: \$469,442**

**Units Sold in 2016: 57**

**+53%** ▲

**Units Sold in 2017: 87**

# EAST GUELPH JANUARY 2017

**Neighbourhoods Included:** Grange Road, York/Watson Industrial

**Average Days on Market in 2016: 45**

**33 days less** ▼

**Average Days on Market in 2017: 12**

**Average Sale Price in 2016: \$367,584**

**+30%** ▲

**Average Sale Price in 2017: \$477,999**

**Units Sold in 2016: 10**

**+90%** ▲

**Units Sold in 2017: 19**



# WEST GUELPH JANUARY 2017

**Neighbourhoods Included:** Onward Willow, Willow West/Sugarbush

**Average Days on Market in 2016: 46**

**31 days less** 

**Average Days on Market in 2017: 15**

**Average Sale Price in 2016: \$318,220**

**+12%** 

**Average Sale Price in 2017: \$356,069**

**Units Sold in 2016: 18**

**-6%** 

**Units Sold in 2017: 17**

# DOWNTOWN GUELPH JANUARY 2017

**Neighbourhoods Included:** Downtown, Exhibition Park, General Hospital, St. George's, St. Patrick's Ward

**Average Days on Market in 2016: 24**

**1 day more** ▲

**Average Days on Market in 2017: 25**

**Average Sale Price in 2016: \$371,420**

**+12%** ▲

**Average Sale Price in 2017: \$417,563**

**Units Sold in 2016: 15**

**+33%** ▲

**Units Sold in 2017: 20**

# **ARBORETUM GUELPH** JANUARY 2017

**Neighbourhoods Included:** Village by the Arboretum

**Average Days on Market in 2016: 99**

**Average Days on Market in 2017: N/A\***

**Average Sale Price in 2016: \$335,950**

**Average Sale Price in 2017: N/A\***

**Units Sold in 2016: 2**

**Units Sold in 2017: N/A\***

\* No sales in the Arboretum in January 2017

# PUSLINCH JANUARY 2017

Average Days on Market in 2016: 235      **164 days less** ▼

Average Days on Market in 2017: 71

Average Sale Price in 2016: \$1,433,000

Average Sale Price in 2017: \$ 680,000

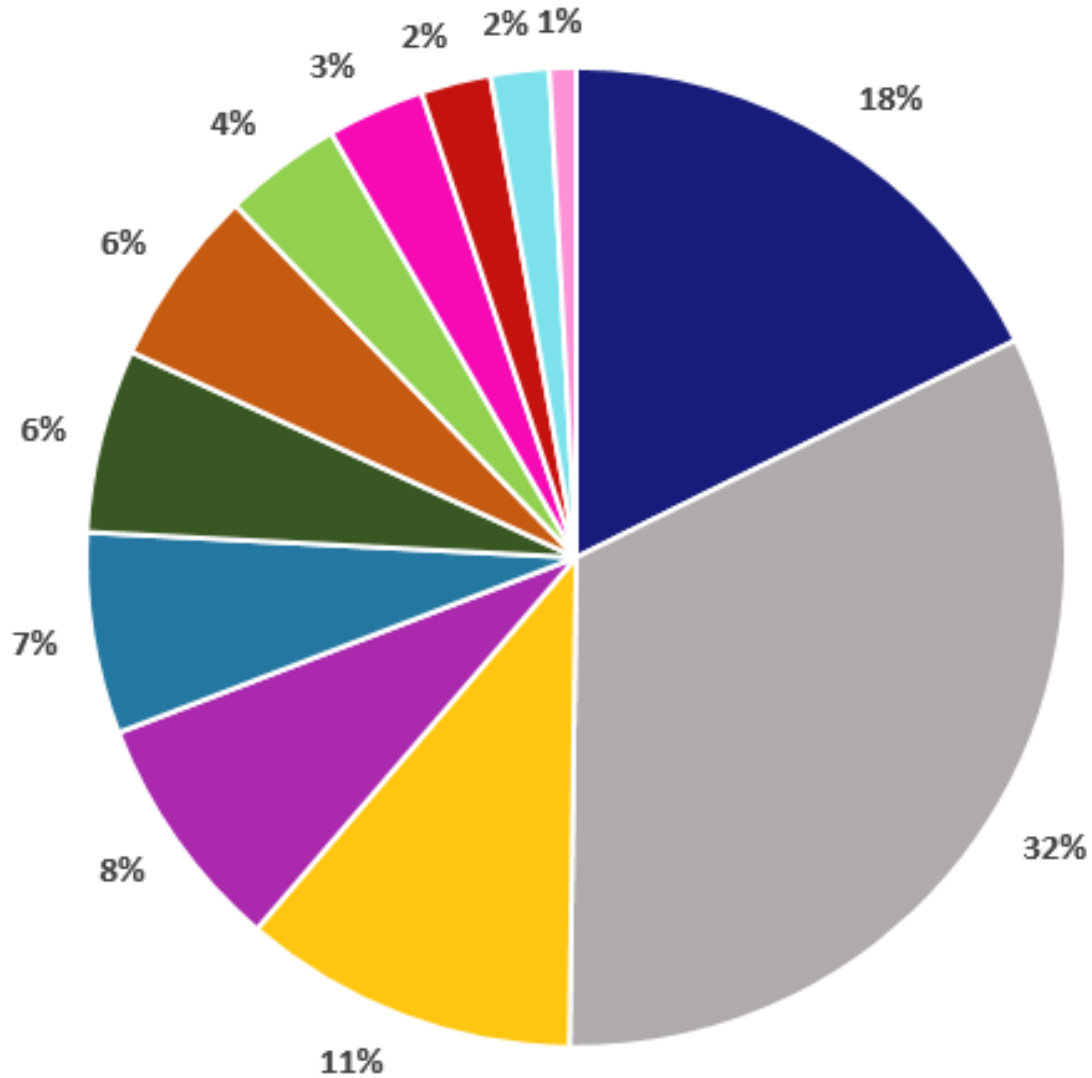
**-53%** ▲

Units Sold in 2016: 1

Units Sold in 2017: 4

**+300%** ▲

# BROKERAGE SALES GUELPH YTD



- COLDWELL BANKER NEUMANN REAL E Total
- ALL OTHER AGENTS Total
- OTHER, Rockwood, Fergus, Elora Total
- RE/MAX REAL ESTATE CENTRE INC, Sp Total
- ROYAL LEPAGE ROYAL CITY REALTY, Gordon Total
- ROYAL LEPAGE ROYAL CITY REALTY, Sp Total
- TRILLIUM WEST REAL ESTATE BROKERAGE LTD Total
- AT HOME GROUP REALTY INC. Total
- HOMELIFE POWER REALTY INC. Total
- RE/MAX REAL ESTATE CENTRE INC, Gordon Total
- OTHER, Guelph Total
- PLANET REALTY INC Total

# BROKERAGE SALES GUELPH YTD

<b>COLDWELL BANKER NEUMANN REAL E Total</b>	<b>\$34,429,186.00</b>
<b>ALL OTHER AGENTS Total</b>	<b>\$63,280,460.00</b>
<b>OTHER, Rockwood, Fergus, Elora Total</b>	<b>\$21,555,550.00</b>
<b>RE/MAX REAL ESTATE CENTRE INC, Sp Total</b>	<b>\$15,339,600.00</b>
<b>ROYAL LEPAGE ROYAL CITY REALTY, Gordon Total</b>	<b>\$12,920,999.00</b>
<b>ROYAL LEPAGE ROYAL CITY REALTY, Sp Total</b>	<b>\$11,793,950.00</b>
<b>TRILLIUM WEST REAL ESTATE BROKERAGE LTD Total</b>	<b>\$11,432,676.00</b>
<b>AT HOME GROUP REALTY INC. Total</b>	<b>\$7,590,451.00</b>
<b>HOMELIFE POWER REALTY INC. Total</b>	<b>\$6,265,900.00</b>
<b>RE/MAX REAL ESTATE CENTRE INC, Gordon Total</b>	<b>\$4,488,700.00</b>
<b>OTHER, Guelph Total</b>	<b>\$3,762,450.00</b>
<b>PLANET REALTY INC Total</b>	<b>\$1,700,000.00</b>
<b>Grand Total</b>	<b>\$194,559,922.00</b>