



2024 MARCH

CENTRE WELLINGTON Real Estate Market Report



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OVERVIEW

BALANCED MARKET

Centre Wellington remains a balanced market this month despite unit sales being lower than they were this time last year. Median sale prices are higher than they were last March which explains why the sales volume has risen above where it was last year, despite unit sales being lower.



March year-over-year sales volume of \$40,111,100

Up 5.95% from 2023's \$37,859,875 with unit sales of 45 down 4.26% from last March's 47. New listings of 83 are up 10.67% from a year ago, with the sales/listing ratio of 54.22% down 8.45%.



Year-to-date sales volume of \$99,159,410

Up 26.54% from 2023's \$78,361,065 with unit sales of 115 are up 18.56% from last year's 97. New listings of 207 are up 22.49% from a year ago, with the sales/listing ratio of 55.56% down 1.84%.



Year-to-date average sale price of \$856,396

Up from \$808,103 one year ago with median sale price of \$797,000 down from \$730,990 one year ago. Average days-on-market of 38 is up 5.67 days from last year.

MARCH NUMBERS

Median Sale Price

\$815,000

+11.49%

Average Sale Price

\$891,358

-1.25%

Sales Volume

\$40,111,100

+5.95%

Unit Sales

45

-4.26%

New Listings

83

+10.67%

Expired Listings

10

+150%

Unit Sales/Listings Ratio

54.22%

-8.45%

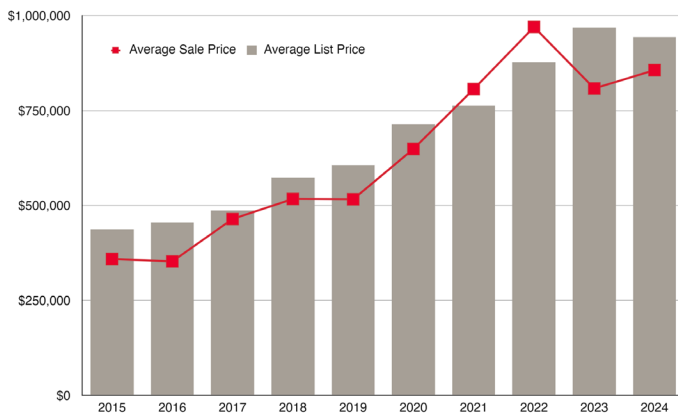
*Year-over-year comparison
(March 2024 vs. March 2023)*

THE MARKET IN DETAIL

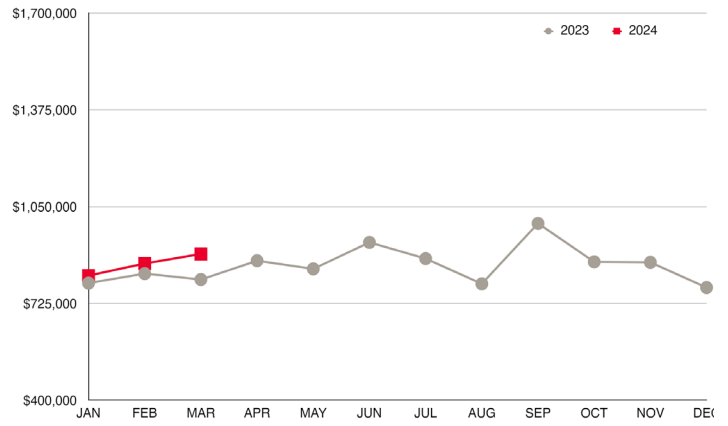
	2022	2023	2024	2023-2024
YTD Volume Sales	CA\$133,135,947	CA\$78,361,065	CA\$99,159,410	+26.54%
YTD Unit Sales	134	97	115	+18.56%
YTD New Listings	176	169	207	+22.49%
YTD Sales/Listings Ratio	76.14%	57.40%	55.56%	-1.84%
YTD Expired Listings	1	19	30	+57.89%
Monthly Volume Sales	CA\$65,100,109	CA\$37,859,875	CA\$40,111,100	+5.95%
Monthly Unit Sales	64	47	45	-4.26%
Monthly New Listings	91	75	83	+10.67%
Monthly Sales/Listings Ratio	70.33%	62.67%	54.22%	-8.45%
Monthly Expired Listings	1	4	10	+150%
YTD Sales: \$0-\$199K	0	0	0	No Change
YTD Sales: \$200k-349K	5	0	1	Up from 0
YTD Sales: \$350K-\$549K	4	9	9	No Change
YTD Sales: \$550K-\$749K	17	41	40	-2.44%
YTD Sales: \$750K-\$999K	48	33	37	+12.12%
YTD Sales: \$1M+	60	14	28	+100%
YTD Average Days-On-Market	13.00	32.33	38.00	+17.53%
YTD Average Sale Price	CA\$969,880	CA\$808,103	CA\$856,396	+5.98%
YTD Median Sale Price	CA\$999,999	CA\$730,990	CA\$797,000	+9.03%

Centre Wellington MLS Sales and Listing Summary
2022 vs. 2023 vs. 2024

AVERAGE SALE PRICE

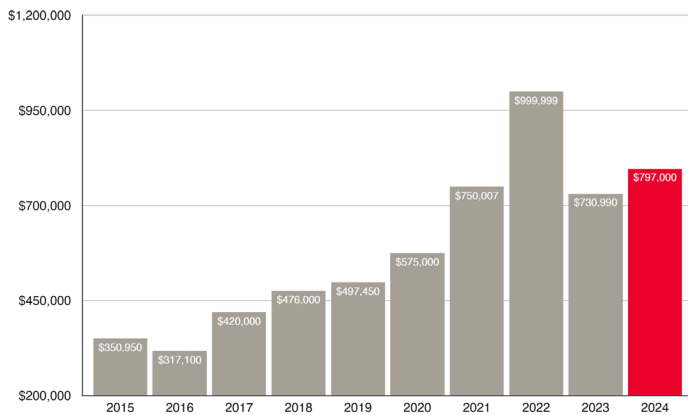


Year-Over-Year

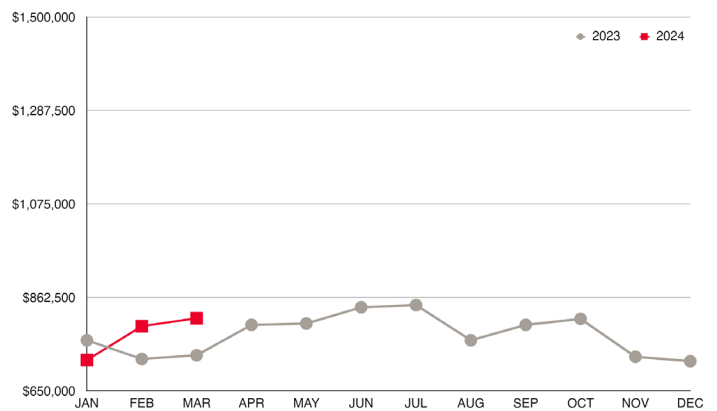


Month-Over-Month 2023 vs. 2024

MEDIAN SALE PRICE



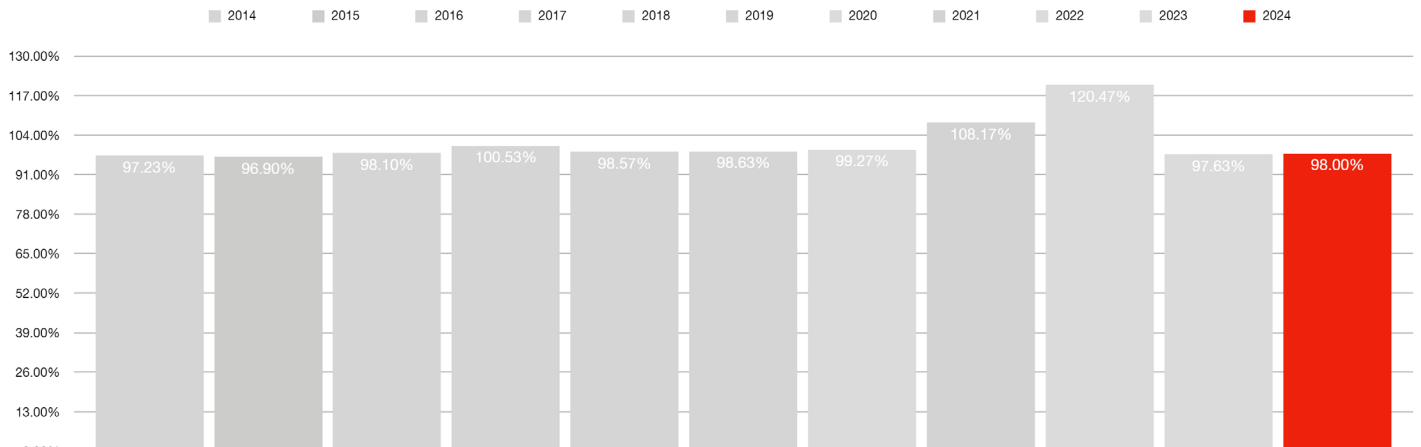
Year-Over-Year



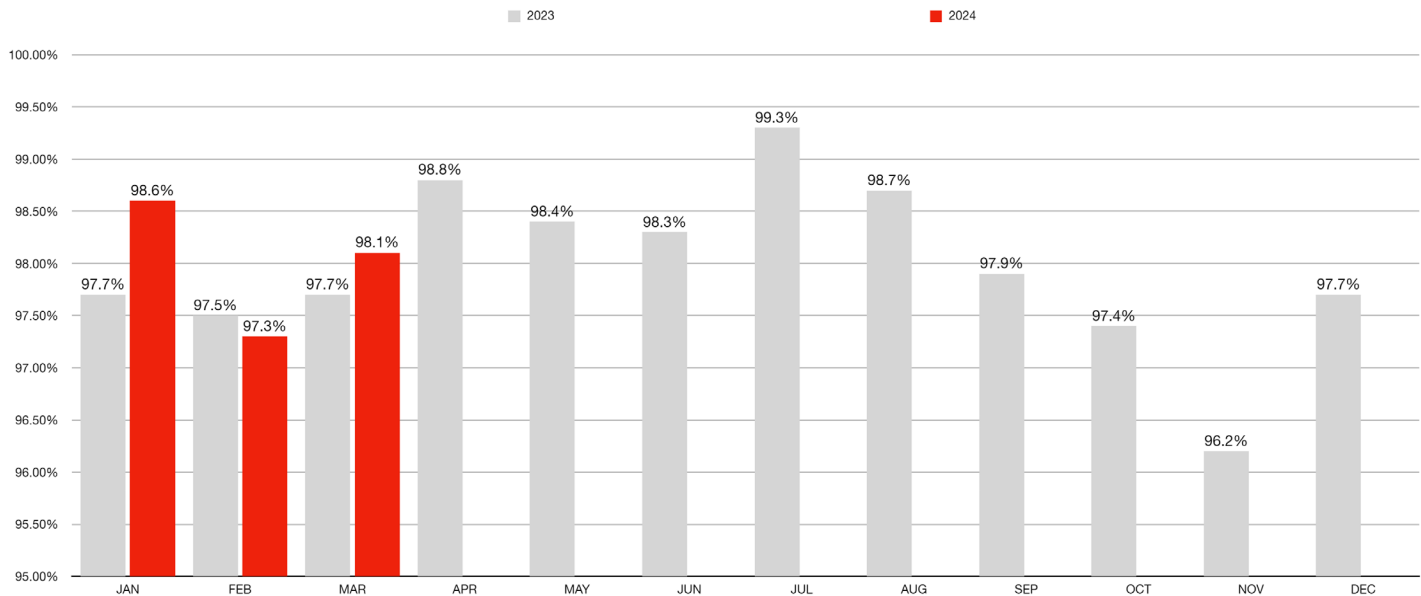
Month-Over-Month 2023 vs. 2024

* Median sale price is based on residential sales (including freehold and condominiums).

SALE PRICE VS. LIST PRICE RATIO

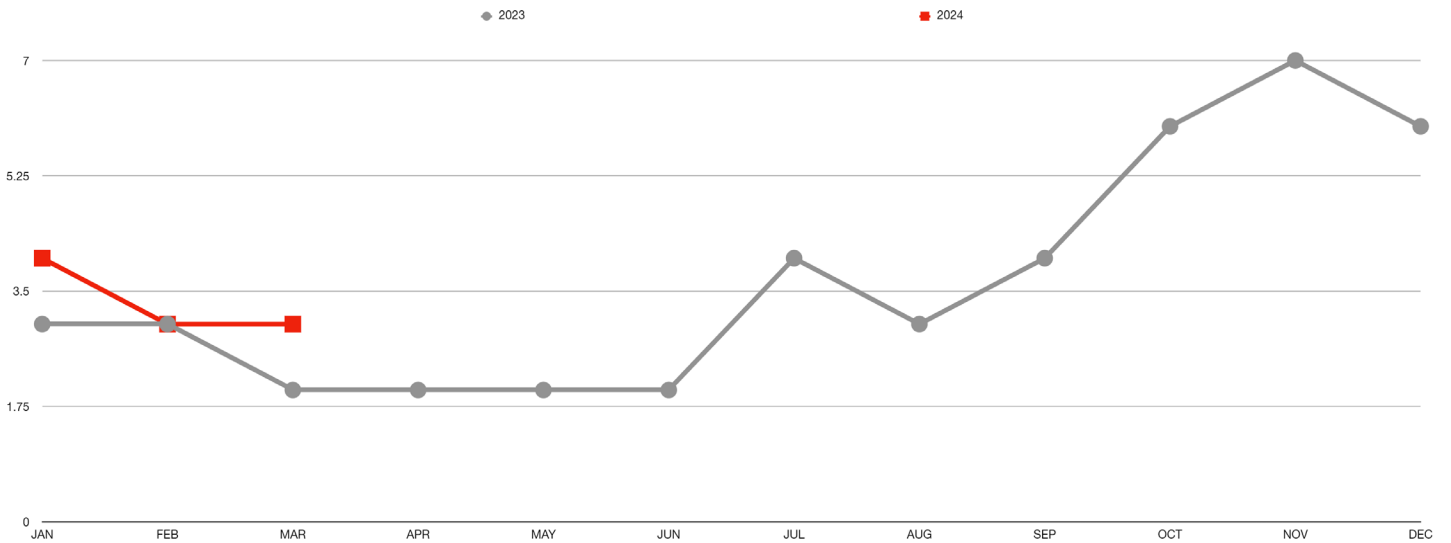


Year-Over-Year

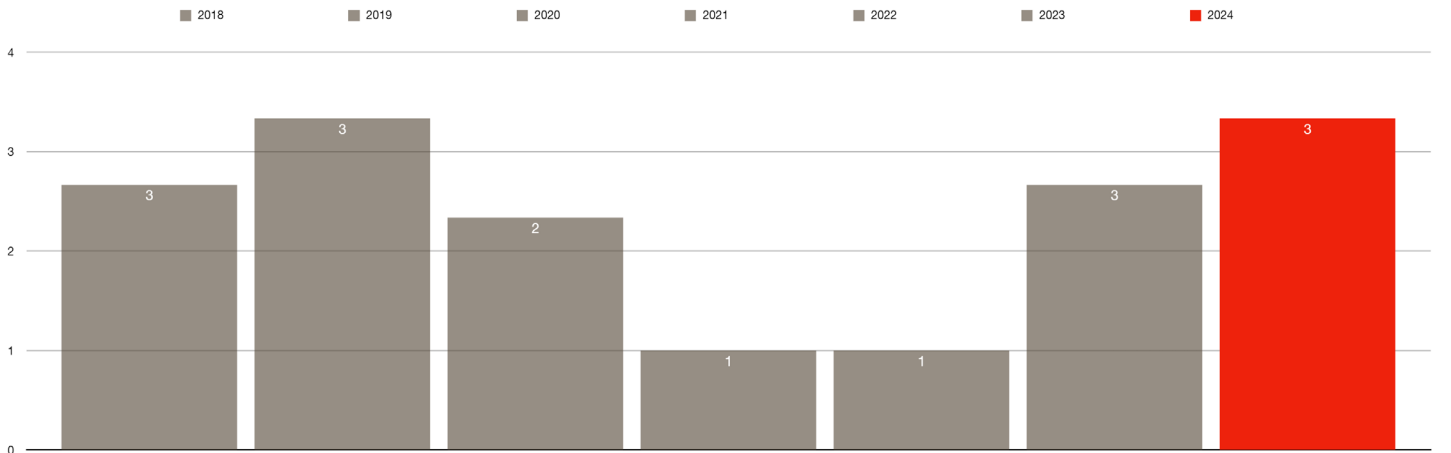


Month-Over-Month 2023 vs. 2024

MONTHS OF INVENTORY

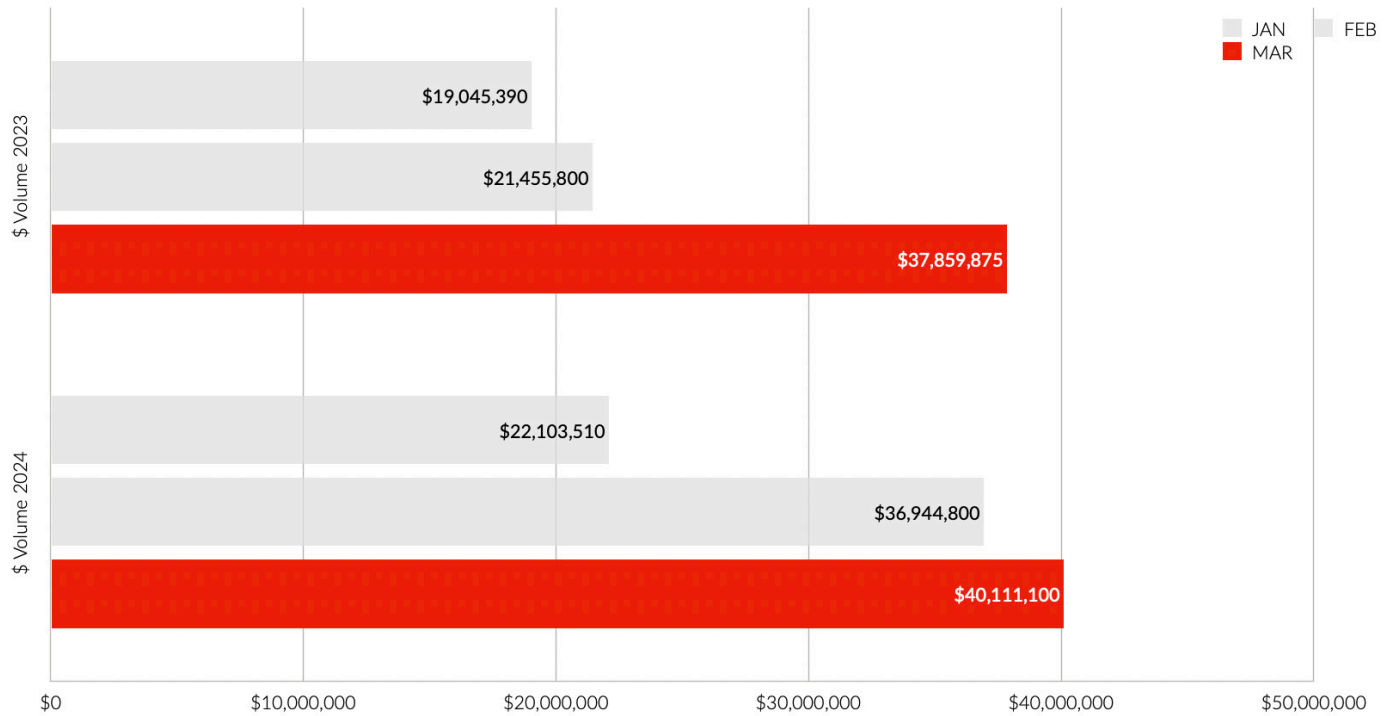


Month-Over-Month 2023 vs. 2024

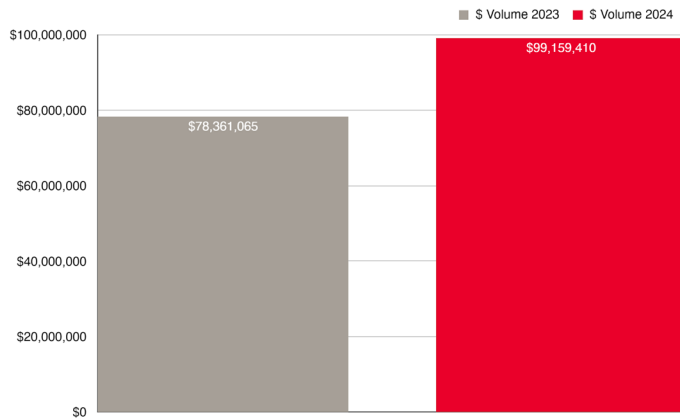


Year-Over-Year

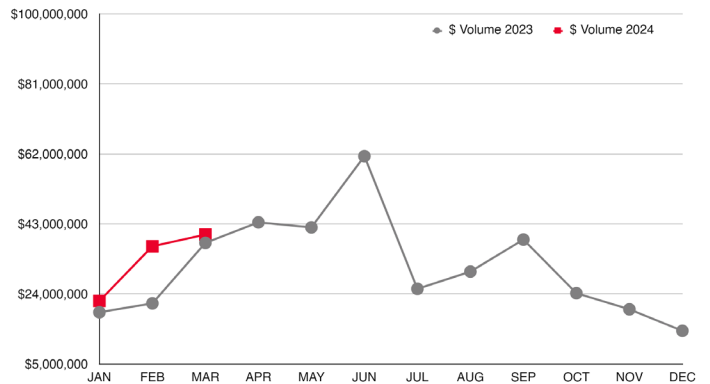
DOLLAR VOLUME SALES



Monthly Comparison 2023 vs. 2024

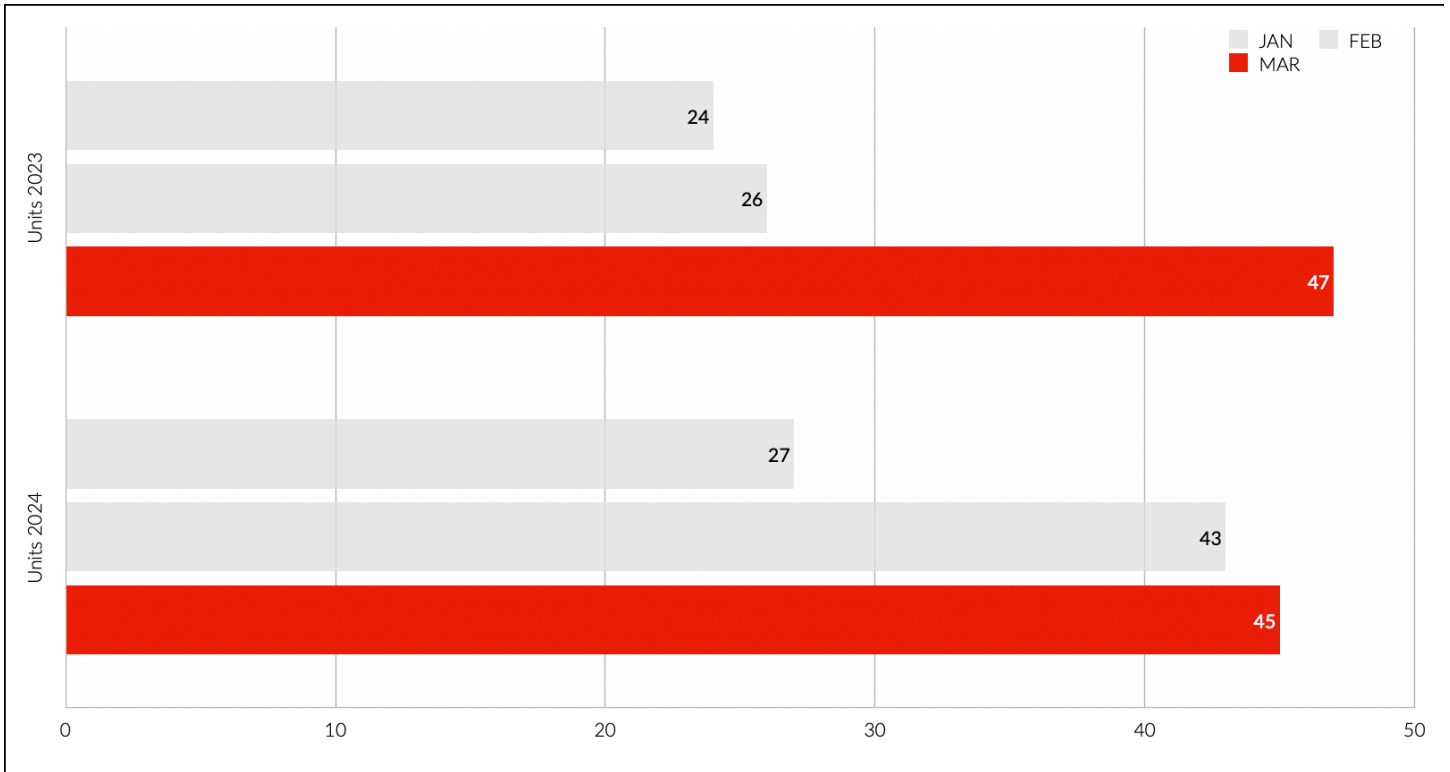


Yearly Totals 2023 vs. 2024

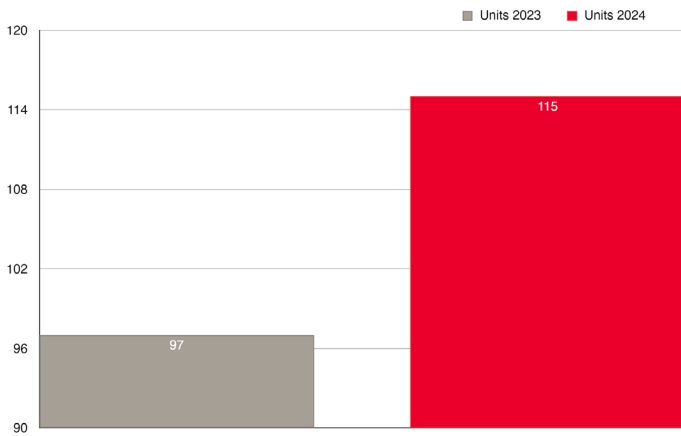


Month vs. Month 2023 vs. 2024

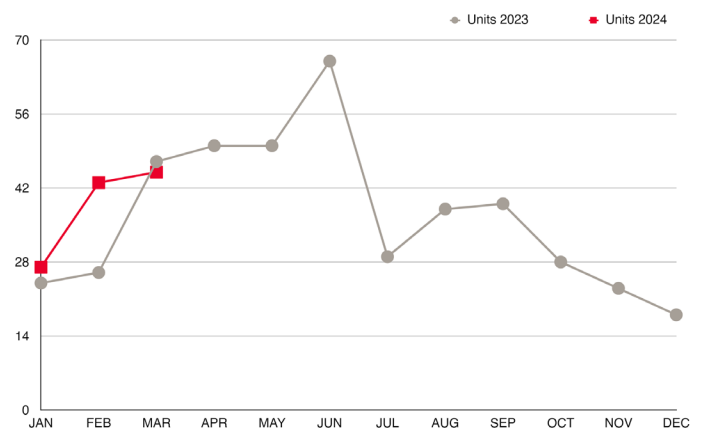
UNIT SALES



Monthly Comparison 2023 vs. 2024



Yearly Totals 2023 vs. 2024



Month vs. Month 2023 vs. 2024

SALES BY TYPE



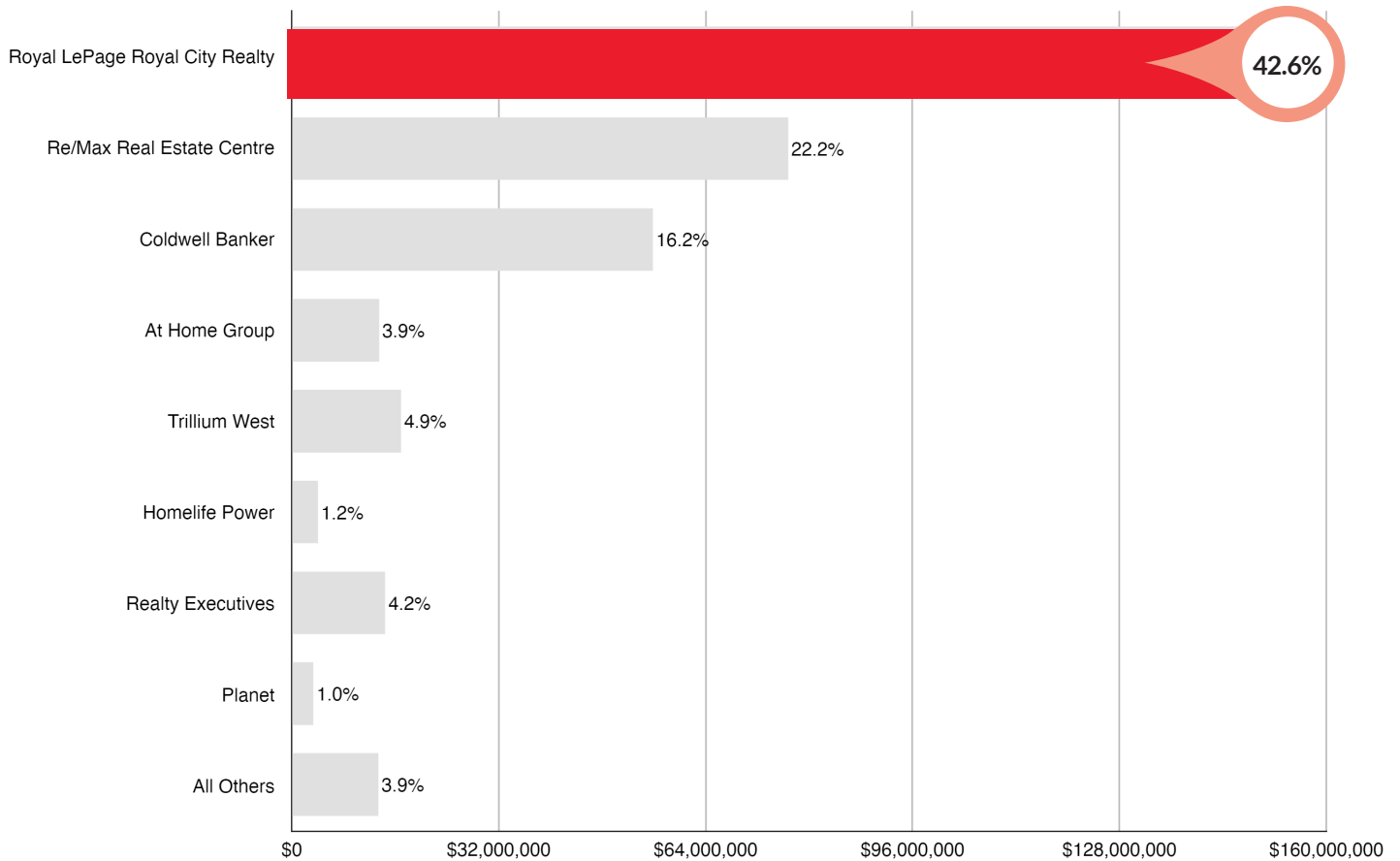
	FREEHOLD	CONDOMINIUM	VACANT LAND
YTD Sales Volume	\$85,045,410 +26.33%	\$10,474,000 +15.04%	\$5,075,000 Up from \$0
YTD Unit Sales	91 +15.19%	17 +13.33%	2 Up from 0
YTD Average Sale Price	\$934,565 +9.67%	\$616,118 +1.5%	\$2,537,500 Up from \$0
March Sales Volume	\$33,690,100 +1.98%	\$5,006,000 +14.08%	\$5,075,000 Up from \$0
March Unit Sales	34 -12.82%	8 +14.29%	2 Up from 0

NOTE: All MLS® sales data in this report comes from the Guelph Association Of REALTORS® and refers specifically to residential sales as of March 1, 2024.

Year-Over-Year Comparison (2024 vs. 2023)

While deemed to be reliable, Royal LePage Royal City Realty assumes no responsibility for errors and omissions.

MARKET DOMINANCE

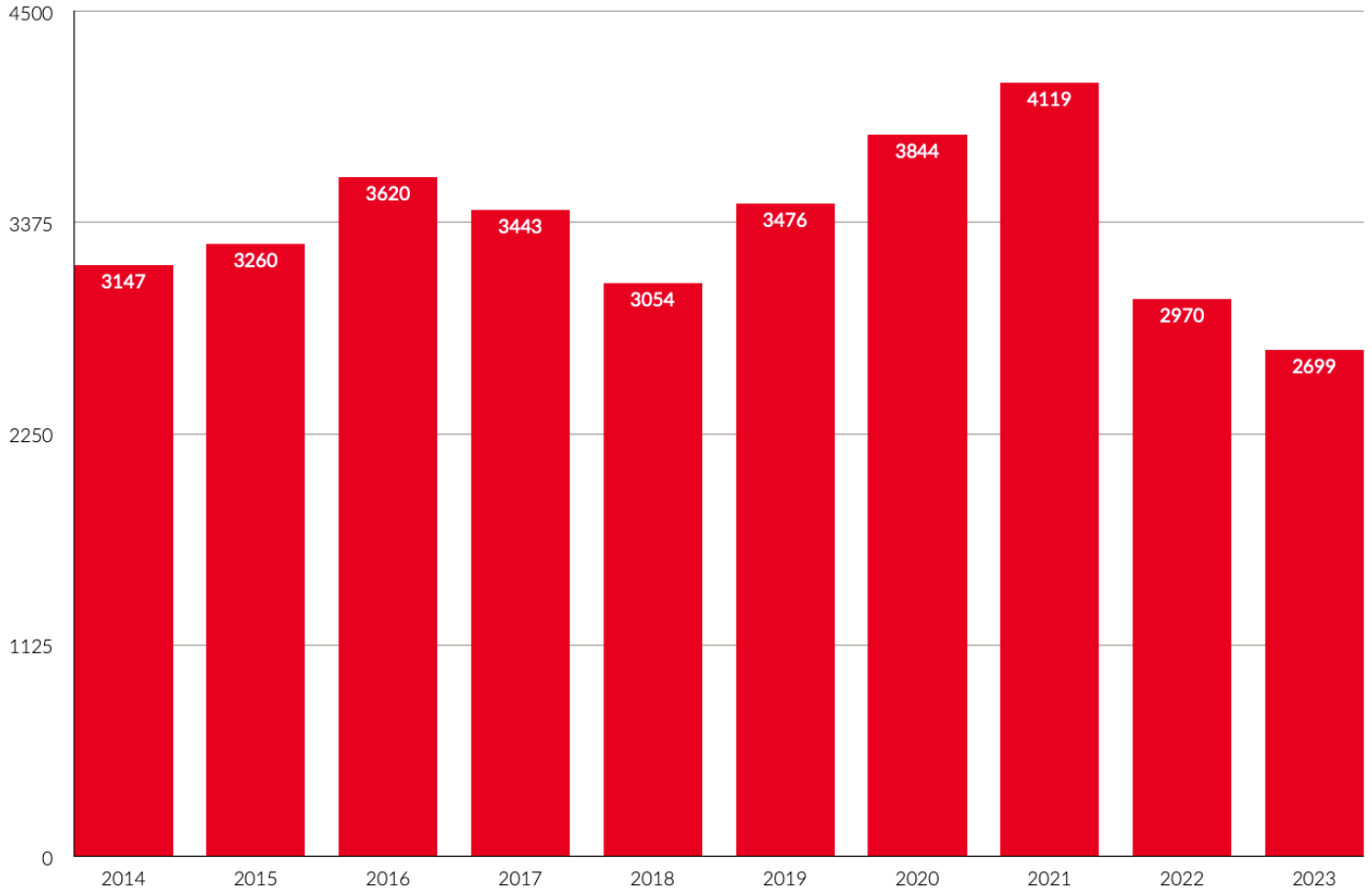


Market Share by Dollar Volume

Listing Selling Ends Combined for Guelph Based Companies
March 2024



10 YEAR MARKET ANALYSIS



Units Sold

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OUR LOCATIONS



ELORA

519-846-1365
9 Mill Street East, Elora



FERGUS

519-843-1365
162 St. Andrew Street East, Fergus



GUELPH

519-824-9050
848 Gordon Street Unit 101, Guelph



GUELPH (COMMERCIAL)

519-836-8060
1467 Gordon Street Unit L1, Guelph



ROCKWOOD

519-856-9922
118 Main Street S., Rockwood

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