

June 2006

Summer Starts Strong

TORONTO - Thursday, July 6, 2006.

The summer of 2006 got off to a booming start, with 8,730 resale home sales in the month of June, incoming TREB President Dorothy Mason announced today.

"This marks the fourth month in a row that sales have topped the 8,000 mark, giving us a year-to-date total of 45,797 sales," Mrs. Mason stated. "That figure is up two per cent over 2005, which turned out to be the best year ever recorded."

The average price came in at \$358,035 in June, up four per cent over the \$345,065 recorded in June of last year. "Prices remain affordable," Mrs. Mason said, "yet homeownership remains an excellent investment, with an annual return that exceeds inflation."

Average time-on-market remained at 32 days, and inventory fell a little (three per cent) from May to 25,393. "There is still plenty of product out there on the

market," Mrs. Mason noted. "And that should keep a cap on price increases."

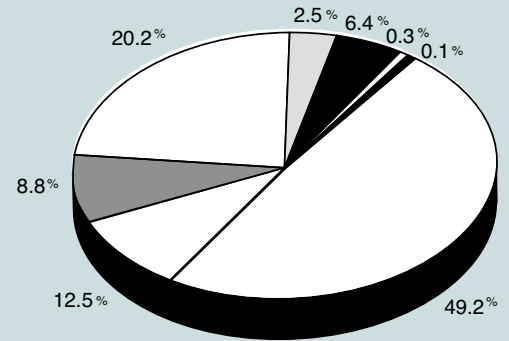
Breaking down the total, 3,245 sales were reported in TREB's 28 West districts and averaged \$339,469; 1,579 sales were reported in the 14 Central districts and averaged \$463,581; 1,762 sales were reported in the 23 North districts and averaged \$385,084; and 2,144 sales were reported in TREB's 21 East districts and averaged \$286,174. ■

NEIGHBOURHOOD CORNER

Etobicoke

Etobicoke (districts W-6 to W-10) has been 2,413 sales to-date in 2006, up one per cent from the 2,379 recorded from January to June of 2005. The average price climbed seven per cent to \$383,220 from last year's \$357,070. ■

SINGLE FAMILY RESIDENTIAL BREAKDOWN



Dwelling Type	Sales	%	Median
Detached	4,295	98	\$375,000
Semi-Detached	1,092	99	\$302,000
Condo Townhouse	767	98	\$237,000
Condo Apt	1,764	98	\$214,000
Link	223	98	\$270,000
Att/Row/Twnhouse	557	98	\$280,000
Co-op Apt	28	98	\$178,750
Det Condo	4	97	\$378,750

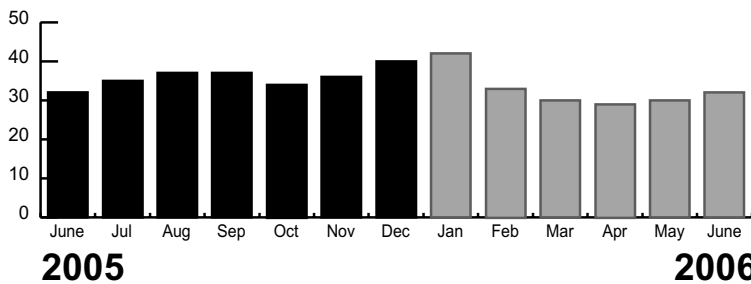
Housing Market Indicators

	June 2005	June 2006	%Change
Sales	9,153	8,730	(-5%)
New Listings	14,719	14,980	(-2%)
Active Listings*	23,876	25,393	(+14%)

* All figures for single-family dwellings.

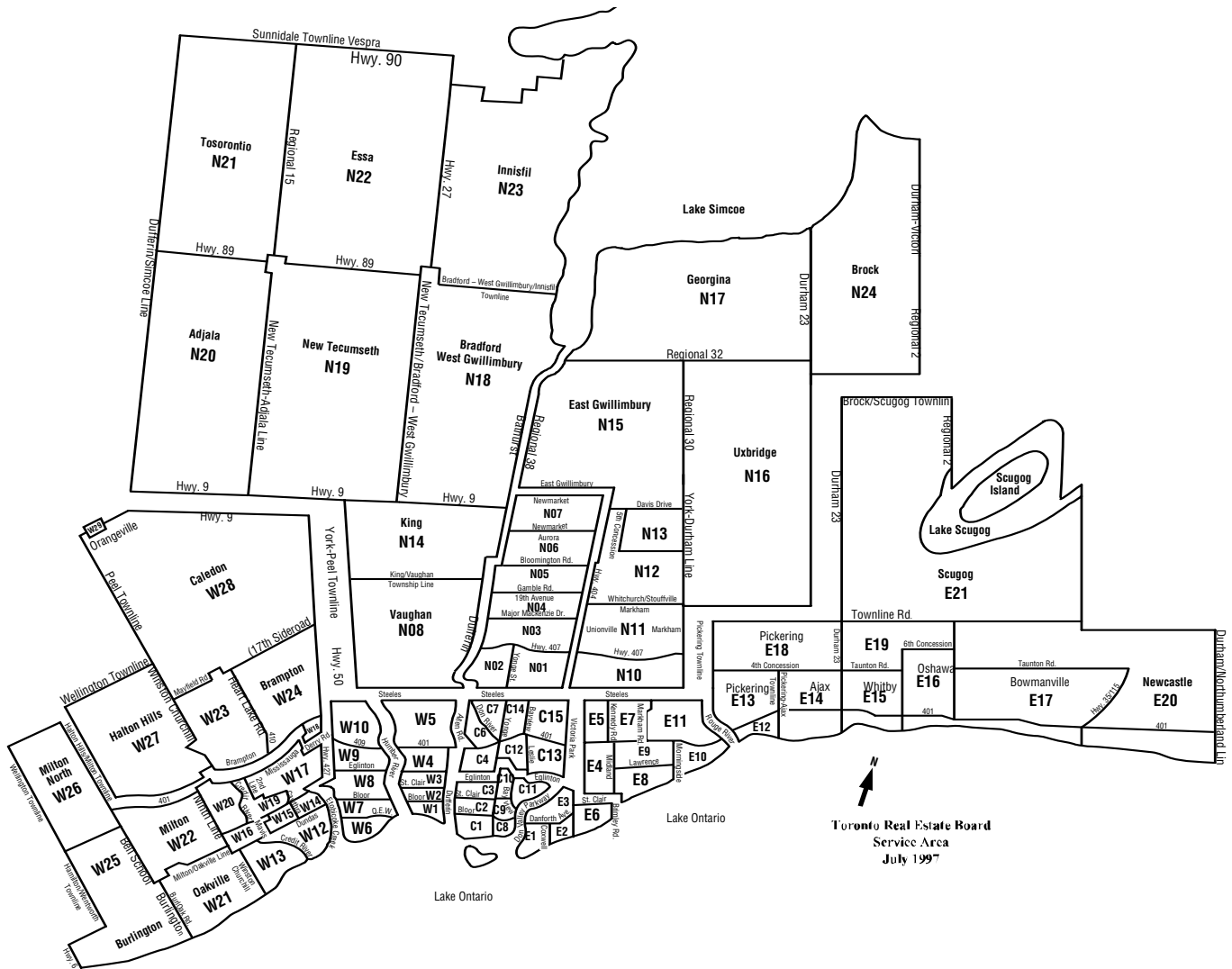
DAYS ON MARKET

Days on Market



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Price Category Breakdown - June 2006

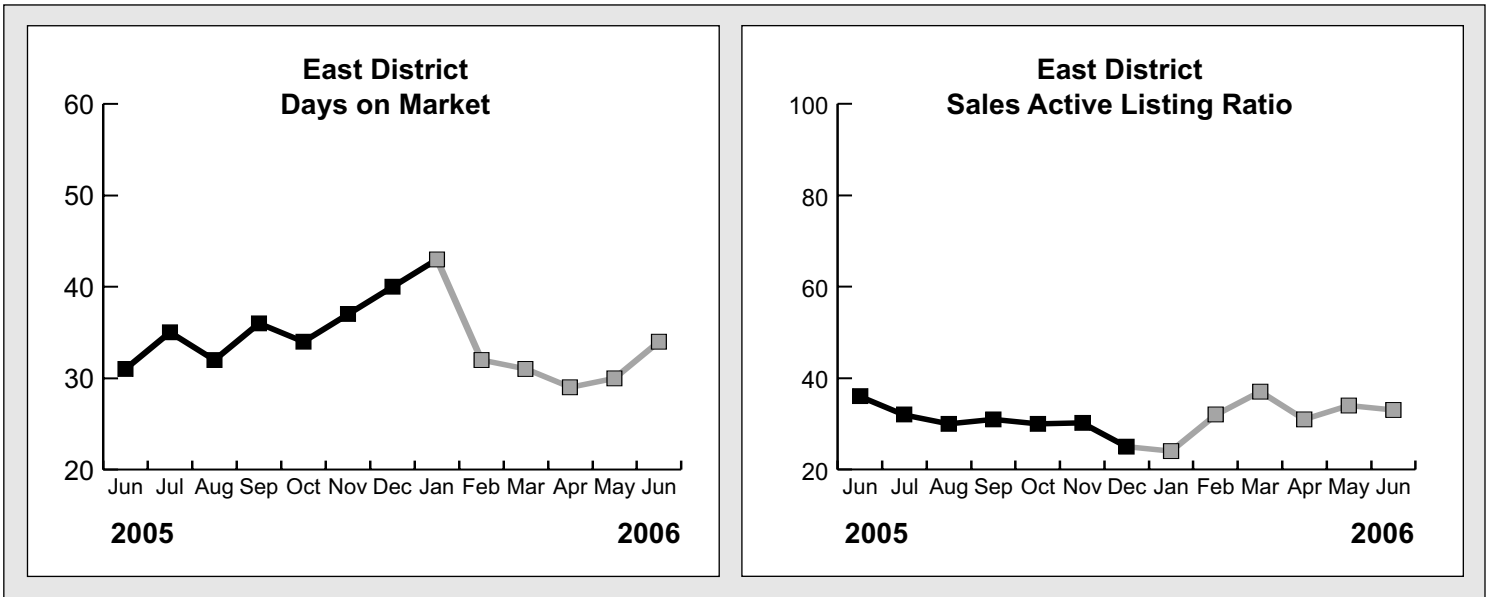
Price Range	Total S.F.D	%S.F.D	Condo Apt.	%Condo Apt.	Condo T.H.	%Condo T.H.
- \$90,000	14	0.2	6	0.3	5	0.7
\$90,001 - \$100,000	12	0.1	9	0.5	2	0.3
\$100,001 - \$110,000	24	0.3	18	1.0	5	0.7
\$110,001 - \$120,000	42	0.5	33	1.9	4	0.5
\$120,001 - \$130,000	59	0.7	43	2.4	5	0.7
\$130,001 - \$140,000	72	0.8	49	2.8	8	1.0
\$140,001 - \$150,000	101	1.2	72	4.1	11	1.4
\$150,001 - \$160,000	120	1.4	81	4.6	17	2.2
\$160,001 - \$170,000	175	2.0	109	6.2	33	4.3
\$170,001 - \$180,000	218	2.5	123	7.0	34	4.4
\$180,001 - \$190,000	233	2.7	111	6.3	49	6.4
\$190,001 - \$200,000	209	2.4	96	5.4	33	4.3
\$200,001 - \$225,000	605	6.9	247	14.0	115	15.0
\$225,001 - \$250,000	791	9.1	238	13.5	123	16.0
\$250,001 - \$300,000	1,655	19.0	243	13.8	206	26.9
\$300,001 - \$400,000	2,234	25.6	188	10.7	78	10.2
\$400,001 - \$500,000	1,052	12.1	56	3.2	27	3.5
\$500,001 - \$750,000	739	8.5	28	1.6	9	1.2
\$750,001 - \$1,000,000	192	2.2	6	0.3	2	0.3
\$1,000,001 - \$1,500,000	120	1.4	5	0.3	1	0.1
\$1,500,001 -	63	0.7	3	0.2	-	-
Total:	8,730	100	1,764	100	767	100

Current Month: June 2006

Area	Active	New	Sales	\$ Volume	Avg Price	Med Price	Avg DOM	Avg %List
E01	153	141	105	\$40,100,126	\$381,906	\$341,000	19	101
E02	132	137	96	\$42,277,250	\$440,388	\$399,950	17	101
E03	346	257	140	\$44,613,785	\$318,670	\$308,250	28	100
E04	309	180	121	\$29,992,800	\$247,874	\$265,000	31	97
E05	328	213	132	\$37,318,862	\$282,719	\$252,000	31	97
E06	144	116	66	\$24,136,061	\$365,698	\$322,750	29	98
E07	335	213	122	\$34,387,918	\$281,868	\$284,600	33	97
E08	393	189	96	\$23,701,400	\$246,890	\$254,000	34	97
E09	462	258	118	\$28,455,214	\$241,146	\$246,750	43	97
E10	199	122	72	\$24,609,600	\$341,800	\$325,000	34	98
E11	525	255	121	\$30,088,300	\$248,664	\$239,800	41	97
E12	83	52	25	\$6,374,400	\$254,976	\$248,500	29	98
E13	381	211	118	\$34,300,322	\$290,681	\$277,951	32	98
E14	512	290	159	\$44,330,100	\$278,806	\$266,000	35	98
E15	493	259	169	\$46,564,500	\$275,530	\$267,000	39	98
E16	723	426	239	\$50,185,063	\$209,979	\$196,900	34	97
E17	451	218	114	\$28,346,530	\$248,654	\$231,250	40	98
E18	23	8	7	\$4,764,000	\$680,571	\$650,000	51	96
E19	131	69	48	\$15,663,900	\$326,331	\$290,750	30	98
E20	123	67	27	\$7,899,100	\$292,559	\$255,000	35	97
E21	168	70	49	\$15,447,980	\$315,265	\$275,000	61	96
Total	6,414	3,751	2,144	\$613,557,211	\$286,174	\$268,000	34	98

Year-to-Date: January 2006 to June 2006

Area	Listed	Sales	\$ Volume	Avg Price	Med Price	Avg DOM	Avg %List
E01	872	538	\$206,169,348	\$383,214	\$359,000	20	102
E02	913	532	\$251,726,045	\$473,169	\$414,500	15	101
E03	1,423	732	\$231,888,791	\$316,788	\$308,500	26	100
E04	1,120	590	\$146,157,749	\$247,725	\$261,750	34	97
E05	1,144	628	\$180,139,879	\$286,847	\$272,500	31	97
E06	687	330	\$117,210,018	\$355,182	\$285,000	26	98
E07	1,126	579	\$162,697,028	\$280,997	\$280,000	32	97
E08	1,164	497	\$138,624,679	\$278,923	\$265,000	35	97
E09	1,407	649	\$148,073,056	\$228,156	\$218,000	41	97
E10	717	354	\$119,740,816	\$338,251	\$323,250	31	98
E11	1,510	630	\$155,369,641	\$246,618	\$241,500	39	97
E12	312	144	\$40,661,800	\$282,374	\$255,750	29	98
E13	1,450	706	\$205,637,021	\$291,271	\$275,000	32	98
E14	1,858	852	\$237,986,189	\$279,327	\$263,000	33	98
E15	1,825	871	\$240,595,924	\$276,230	\$261,000	33	98
E16	2,512	1,316	\$271,066,292	\$205,977	\$195,450	34	98
E17	1,412	654	\$154,638,618	\$236,450	\$223,000	35	98
E18	57	23	\$14,888,650	\$647,333	\$540,000	60	94
E19	476	225	\$69,326,340	\$308,117	\$284,500	31	98
E20	331	134	\$33,863,900	\$252,716	\$242,000	41	97
E21	419	216	\$68,426,380	\$316,789	\$273,250	58	97
Total	22,735	11,200	\$3,194,888,164	\$285,258	\$264,000	32	98



Detached Houses							Semi-Detached Houses						
Area	Act	Sales	Av. Price	Med. Price	% S-A	Av. % List	Area	Act	Sales	Av. Price	Med. Price	% S-A	Av. % List
E01	43	25	\$484,058	\$425,000	58.1	101	E01	87	65	\$349,566	\$333,000	74.7	101
E02	52	40	\$524,238	\$466,000	76.9	100	E02	40	45	\$386,794	\$363,000	112.5	101
E03	169	75	\$379,710	\$323,000	44.4	100	E03	43	31	\$349,301	\$335,000	72.1	103
E04	132	56	\$310,333	\$309,500	42.4	97	E04	18	8	\$238,738	\$241,250	44.4	98
E05	85	40	\$414,880	\$399,500	47.1	97	E05	19	5	\$299,300	\$297,000	26.3	98
E06	120	55	\$378,359	\$325,500	45.8	97	E06	17	6	\$285,633	\$265,900	35.3	101
E07	108	49	\$359,631	\$352,000	45.4	97	E07	19	14	\$278,357	\$285,250	73.7	98
E08	200	47	\$312,668	\$290,900	23.5	97	E08	18	8	\$230,125	\$237,000	44.4	97
E09	138	51	\$302,420	\$300,000	37.0	97	E09	8	1	\$317,000	\$317,000	12.5	99
E10	156	65	\$354,402	\$332,900	41.7	98	E10	8	2	\$306,500	\$306,500	25.0	98
E11	198	46	\$319,648	\$342,000	23.2	97	E11	51	15	\$257,080	\$265,000	29.4	98
E12	53	13	\$291,154	\$285,000	24.5	98	E12	9	2	\$237,000	\$237,000	22.2	99
E13	234	69	\$343,122	\$320,000	29.5	98	E13	33	13	\$262,815	\$261,200	39.4	98
E14	404	114	\$302,001	\$284,000	28.2	98	E14	22	11	\$251,991	\$255,000	50.0	98
E15	342	104	\$308,751	\$291,500	30.4	98	E15	14	7	\$222,443	\$220,600	50.0	98
E16	551	164	\$230,006	\$222,250	29.8	97	E16	67	37	\$170,762	\$174,000	55.2	98
E17	266	56	\$298,489	\$279,000	21.1	97	E17	17	1	\$175,000	\$175,000	5.9	97
E18	22	7	\$680,571	\$650,000	31.8	96	E18	-	-	-	-	-	-
E19	110	36	\$351,894	\$329,000	32.7	98	E19	1	-	-	-	-	-
E20	107	23	\$306,274	\$270,000	21.5	97	E20	-	-	-	-	-	-
E21	167	48	\$316,625	\$275,000	28.7	96	E21	1	-	-	-	-	-

Condo Apartment							Link						
Area	Act	Sales	Av. Price	Med. Price	% S-A	Av. % List	Area	Act	Sales	Av. Price	Med. Price	% S-A	Av. % List
E01	5	3	\$403,333	\$425,000	60.0	95	E01	-	-	-	-	-	-
E02	31	5	\$360,100	\$345,000	16.1	100	E02	-	-	-	-	-	-
E03	116	30	\$141,973	\$136,500	25.9	96	E03	-	-	-	-	-	-
E04	123	41	\$164,663	\$161,500	33.3	97	E04	-	-	-	-	-	-
E05	147	43	\$193,195	\$189,000	29.3	97	E05	11	8	\$326,438	\$323,500	72.7	97
E06	4	1	\$218,100	\$218,100	25.0	112	E06	1	1	\$382,500	\$382,500	100.0	103
E07	154	32	\$176,682	\$177,250	20.8	96	E07	17	13	\$292,831	\$293,000	76.5	96
E08	106	31	\$156,690	\$161,500	29.3	96	E08	2	-	-	-	-	-
E09	245	54	\$194,154	\$193,500	22.0	97	E09	-	-	-	-	-	-
E10	12	1	\$129,000	\$129,000	8.3	100	E10	1	-	-	-	-	-
E11	125	23	\$142,343	\$145,000	18.4	97	E11	21	1	\$224,500	\$224,500	4.8	98
E12	5	2	\$152,350	\$152,350	40.0	99	E12	1	1	\$207,500	\$207,500	100.0	97
E13	25	12	\$201,414	\$193,546	48.0	98	E13	13	3	\$226,467	\$224,500	23.1	98
E14	17	8	\$158,625	\$156,500	47.1	99	E14	10	7	\$229,071	\$233,000	70.0	99
E15	9	7	\$173,714	\$165,000	77.8	97	E15	33	17	\$254,253	\$250,000	51.5	99
E16	14	5	\$192,100	\$166,000	35.7	98	E16	24	8	\$201,250	\$193,500	33.3	98
E17	20	3	\$137,000	\$133,000	15.0	98	E17	92	36	\$217,232	\$219,375	39.1	98
E18	-	-	-	-	-	-	E18	-	-	-	-	-	-
E19	-	-	-	-	-	-	E19	12	7	\$257,286	\$264,000	58.3	99
E20	5	-	-	-	-	-	E20	7	4	\$213,700	\$210,950	57.1	99
E21	-	-	-	-	-	-	E21	-	1	\$250,000	\$250,000	-	98

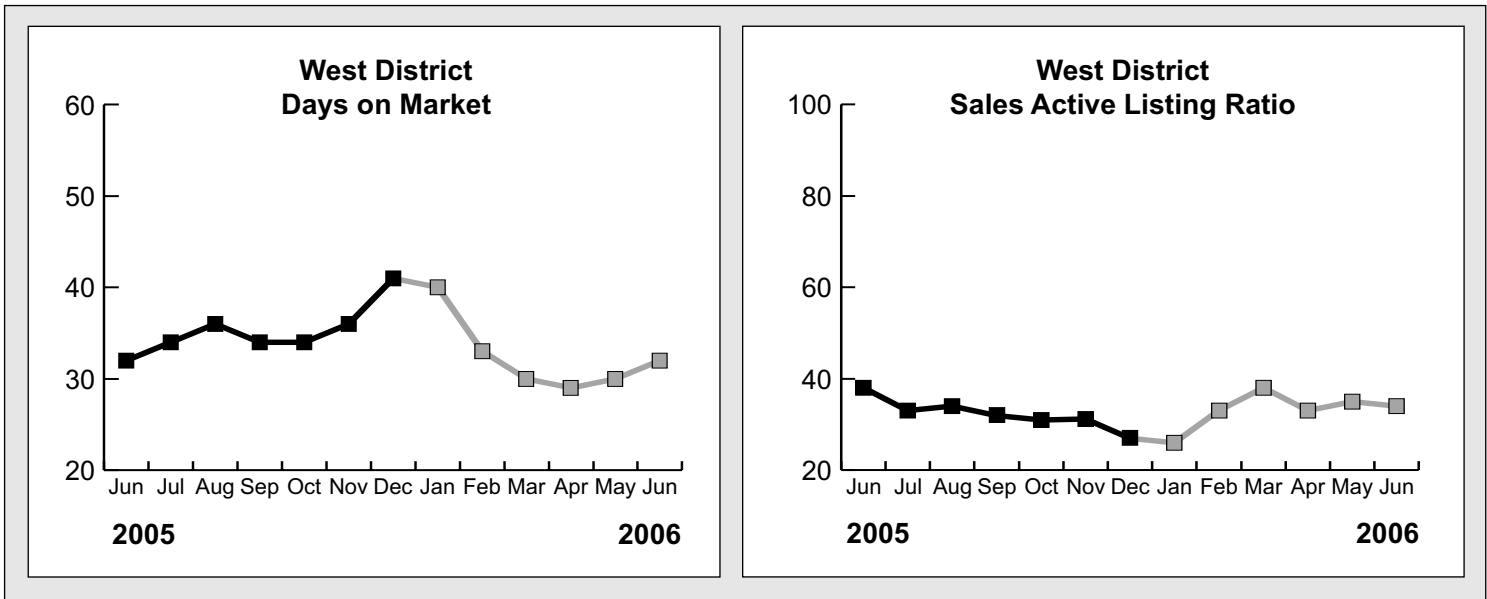
Condo Townhouse							Detached Condo						
Area	Act	Sales	Av. Price	Med. Price	% S-A	Av. % List	Area	Act	Sales	Av. Price	Med. Price	% S-A	Av. % List
E01	2	1	\$243,000	\$243,000	50.0	99	E01	-	-	-	-	-	-
E02	2	2	\$408,500	\$408,500	100.0	101	E02	-	-	-	-	-	-
E03	8	3	\$241,000	\$235,000	37.5	94	E03	-	-	-	-	-	-
E04	29	12	\$257,754	\$270,500	41.4	98	E04	-	-	-	-	-	-
E05	64	33	\$226,196	\$216,300	51.6	97	E05	-	-	-	-	-	-
E06	2	1	\$262,000	\$262,000	50.0	97	E06	-	-	-	-	-	-
E07	29	8	\$230,863	\$215,500	27.6	98	E07	-	-	-	-	-	-
E08	58	5	\$203,300	\$220,000	8.6	97	E08	-	-	-	-	-	-
E09	67	12	\$185,875	\$185,000	17.9	98	E09	-	-	-	-	-	-
E10	15	3	\$183,167	\$182,500	20.0	98	E10	-	-	-	-	-	-
E11	84	18	\$195,078	\$196,000	21.4	97	E11	2	-	-	-	-	-
E12	14	6	\$181,367	\$167,750	42.9	98	E12	-	-	-	-	-	-
E13	53	14	\$183,957	\$174,450	26.4	98	E13	-	-	-	-	-	-
E14	23	9	\$205,800	\$176,000	39.1	98	E14	2	-	-	-	-	-
E15	37	10	\$194,630	\$195,500	27.0	98	E15	-	-	-	-	-	-
E16	53	18	\$122,139	\$121,000	34.0	97	E16	-	-	-	-	-	-
E17	13	1	\$166,000	\$166,000	7.7	98	E17	-	-	-	-	-	-
E18	-	-	-	-	-	-	E18	-	-	-	-	-	-
E19	-	-	-	-	-	-	E19	-	-	-	-	-	-
E20	3	-	-	-	-	-	E20	-	-	-	-	-	-
E21	-	-	-	-	-	-	E21	-	-	-	-	-	-

Co-op Apartment							Attached/Row/Townhouse						
Area	Act	Sales	Av. Price	Med. Price	% S-A	Av. % List	Area	Act	Sales	Av. Price	Med. Price	% S-A	Av. % List
E01	-	-	-	-	-	-	E01	16	11	\$347,627	\$335,000	68.8	102
E02	-	2	\$323,500	\$323,500	-	100	E02	7	2	\$318,750	\$318,750	28.6	102
E03	1	-	-	-	-	-	E03	9	1	\$325,000	\$325,000	11.1	109
E04	5	2	\$153,500	\$153,500	40.0	97	E04	2	2	\$276,500	\$276,500	100.0	98
E05	-	-	-	-	-	-	E05	2	3	\$281,267	\$283,800	150.0	98
E06	-	-	-	-	-	-	E06	-	2	\$374,950	\$374,950	-	99
E07	-	-	-	-	-	-	E07	8	6	\$260,250	\$262,000	75.0	97
E08	-	1	\$156,000	\$156,000	-	98	E08	9	4	\$283,775	\$285,000	44.4	98
E09	2	-	-	-	-	-	E09	2	-	-	-	-	-
E10	-	-	-	-	-	-	E10	7	1	\$282,000	\$282,000	14.3	97
E11	4	-	-	-	-	-	E11	40	18	\$251,028	\$244,400	45.0	97
E12	-	-	-	-	-	-	E12	1	1	\$515,000	\$515,000	100.0	90
E13	-	-	-	-	-	-	E13	23	7	\$219,500	\$220,000	30.4	98
E14	-	-	-	-	-	-	E14	34	10	\$240,540	\$241,500	29.4	98
E15	2	-	-	-	-	-	E15	56	24	\$225,527	\$220,000	42.9	98
E16	-	-	-	-	-	-	E16	14	7	\$196,700	\$209,500	50.0	97
E17	1	-	-	-	-	-	E17	42	17	\$179,929	\$180,000	40.5	98
E18	-	-	-	-	-	-	E18	1	-	-	-	-	-
E19	-	-	-	-	-	-	E19	8	5	\$238,940	\$235,000	62.5	99
E20	1	-	-	-	-	-	E20	-	-	-	-	-	-
E21	-	-	-	-	-	-	E21	-	-	-	-	-	-

West District

Current Month: June 2006

Area	Active	New	Sales	\$ Volume	Avg Price	Med Price	Avg DOM	Avg %List
W01	103	79	63	\$27,919,795	\$443,171	\$455,000	22	102
W02	184	136	117	\$43,761,455	\$374,030	\$339,000	21	100
W03	328	160	74	\$19,763,097	\$267,069	\$265,500	31	98
W04	303	145	58	\$16,189,100	\$279,122	\$277,500	42	97
W05	603	252	98	\$29,428,950	\$300,295	\$300,000	46	105
W06	305	191	112	\$34,065,652	\$304,158	\$299,450	35	98
W07	109	76	58	\$24,864,900	\$428,705	\$405,000	26	100
W08	327	216	125	\$65,592,911	\$524,743	\$412,000	29	99
W09	243	111	53	\$16,971,775	\$320,222	\$335,000	30	96
W10	555	255	115	\$28,951,350	\$251,751	\$282,500	38	96
W12	294	169	95	\$38,584,080	\$406,148	\$343,500	28	97
W13	255	142	97	\$48,816,050	\$503,258	\$413,000	35	97
W14	195	108	48	\$15,669,600	\$326,450	\$325,000	29	97
W15	657	383	155	\$35,696,430	\$230,300	\$200,000	40	97
W16	243	163	102	\$34,944,300	\$342,591	\$299,000	28	97
W17	-	-	-	-	-	-	-	-
W18	167	95	34	\$8,308,486	\$244,367	\$248,000	37	98
W19	640	407	290	\$93,507,118	\$322,438	\$313,250	31	97
W20	565	426	322	\$109,743,050	\$340,817	\$325,000	26	98
W21	377	227	115	\$61,883,701	\$538,119	\$416,000	33	97
W22	136	107	71	\$24,566,300	\$346,004	\$305,000	32	98
W23	1,348	810	472	\$137,153,456	\$290,579	\$277,438	32	98
W24	925	517	293	\$86,456,451	\$295,073	\$275,000	33	100
W25	93	60	33	\$11,443,125	\$346,761	\$295,000	41	98
W26	17	6	1	\$350,000	\$350,000	\$350,000	46	97
W27	212	141	97	\$32,141,851	\$331,359	\$310,000	32	98
W28	287	148	75	\$36,324,400	\$484,325	\$391,000	43	97
W29	127	101	72	\$18,478,602	\$256,647	\$241,100	30	98
Total	9,598	5,631	3,245	\$1,101,575,985	\$339,469	\$298,000	32	98



Year-to-Date: January 2006 to June 2006

Area	Listed	Sales	\$ Volume	Avg Price	Med Price	Avg DOM	Avg %List
W01	505	330	\$149,213,070	\$452,161	\$411,500	22	102
W02	841	502	\$197,912,746	\$394,249	\$336,000	21	100
W03	1,028	418	\$112,025,817	\$268,004	\$261,425	32	97
W04	868	431	\$112,682,071	\$261,443	\$255,000	42	97
W05	1,497	553	\$154,563,259	\$279,500	\$295,000	41	98
W06	1,104	571	\$191,350,674	\$335,115	\$307,000	36	98
W07	507	321	\$140,135,960	\$436,561	\$410,000	25	100
W08	1,253	684	\$369,393,489	\$540,049	\$440,000	27	99
W09	657	277	\$87,583,303	\$316,185	\$335,000	32	97
W10	1,442	560	\$136,246,502	\$243,297	\$266,750	41	96
W12	985	510	\$207,990,220	\$407,824	\$339,000	33	97
W13	957	483	\$236,614,501	\$489,885	\$372,000	31	97
W14	637	337	\$100,572,360	\$298,434	\$295,700	32	97
W15	1,986	914	\$201,593,119	\$220,561	\$194,500	38	97
W16	905	498	\$167,438,000	\$336,221	\$311,250	27	98
W17	1	1	\$318,000	\$318,000	\$318,000	43	97
W18	484	211	\$51,524,273	\$244,191	\$255,000	35	97
W19	2,502	1,361	\$441,910,014	\$324,695	\$313,000	28	98
W20	2,735	1,642	\$548,578,921	\$334,092	\$315,750	26	98
W21	1,315	702	\$342,990,886	\$488,591	\$386,250	32	98
W22	609	392	\$128,227,537	\$327,111	\$307,781	29	98
W23	5,095	2,493	\$730,725,346	\$293,111	\$279,000	31	98
W24	3,251	1,540	\$455,312,249	\$295,657	\$280,000	33	98
W25	301	180	\$58,726,085	\$326,256	\$285,000	39	97
W26	43	24	\$15,104,100	\$629,338	\$630,000	60	97
W27	795	517	\$170,044,251	\$328,906	\$310,000	34	98
W28	847	424	\$179,238,250	\$422,732	\$378,250	35	97
W29	517	366	\$95,277,391	\$260,321	\$244,450	34	98
Total	33,667	17,242	\$5,783,292,394	\$335,419	\$296,000	32	98

Detached Houses

Semi-Detached Houses

Area	Act	Sales	Av. Price	Med. Price	% S-A	Av. % List	Area	Act	Sales	Av. Price	Med. Price	% S-A	Av. % List
W01	35	26	\$587,392	\$537,000	74.3	102	W01	12	18	\$449,225	\$449,500	150.0	105
W02	66	38	\$484,734	\$474,000	57.6	101	W02	65	54	\$336,310	\$325,500	83.1	100
W03	195	32	\$274,081	\$266,500	16.4	98	W03	77	29	\$288,083	\$279,500	37.7	97
W04	141	33	\$352,064	\$337,000	23.4	96	W04	16	2	\$318,500	\$318,500	12.5	98
W05	119	28	\$377,171	\$352,000	23.5	96	W05	166	36	\$310,875	\$306,500	21.7	96
W06	85	38	\$338,028	\$345,750	44.7	99	W06	24	3	\$316,833	\$302,500	12.5	100
W07	60	32	\$532,184	\$502,500	53.3	101	W07	1	1	\$280,000	\$280,000	100.0	100
W08	153	71	\$731,887	\$589,000	46.4	100	W08	6	3	\$369,333	\$373,000	50.0	107
W09	68	25	\$443,131	\$420,000	36.8	98	W09	6	2	\$300,000	\$300,000	33.3	98
W10	187	64	\$315,754	\$308,500	34.2	96	W10	21	5	\$273,500	\$270,000	23.8	97
W12	159	52	\$508,660	\$440,000	32.7	97	W12	24	10	\$320,935	\$325,500	41.7	98
W13	168	59	\$663,740	\$593,000	35.1	97	W13	21	6	\$281,200	\$283,750	28.6	99
W14	44	23	\$442,696	\$450,000	52.3	98	W14	12	4	\$332,175	\$331,500	33.3	97
W15	49	12	\$485,458	\$429,000	24.5	98	W15	24	13	\$317,115	\$306,000	54.2	97
W16	113	44	\$454,034	\$376,000	38.9	97	W16	49	21	\$292,495	\$285,000	42.9	98
W17	-	-	-	-	-	-	W17	-	-	-	-	-	-
W18	47	8	\$287,238	\$317,500	17.0	98	W18	73	17	\$258,253	\$260,000	23.3	98
W19	274	98	\$432,993	\$419,500	35.8	97	W19	71	45	\$321,663	\$323,000	63.4	98
W20	285	146	\$421,851	\$391,750	51.2	98	W20	96	60	\$311,267	\$310,000	62.5	99
W21	278	78	\$652,217	\$482,450	28.1	97	W21	13	6	\$290,667	\$292,250	46.2	99
W22	91	36	\$418,247	\$395,750	39.6	98	W22	20	16	\$285,369	\$286,000	80.0	99
W23	916	263	\$327,637	\$316,000	28.7	98	W23	245	104	\$261,841	\$263,500	42.5	98
W24	555	143	\$370,778	\$346,500	25.8	103	W24	125	60	\$269,769	\$271,000	48.0	98
W25	55	16	\$433,545	\$405,500	29.1	97	W25	3	-	-	-	-	-
W26	17	1	\$350,000	\$350,000	5.9	97	W26	-	-	-	-	-	-
W27	179	78	\$355,113	\$344,500	43.6	98	W27	7	2	\$274,500	\$274,500	28.6	101
W28	251	58	\$546,472	\$421,500	23.1	97	W28	17	8	\$276,250	\$281,750	47.1	98
W29	107	49	\$283,937	\$268,600	45.8	98	W29	4	7	\$208,262	\$210,000	175.0	98

Condo Apartment

Link

Area	Act	Sales	Av. Price	Med. Price	% S-A	Av. % List	Area	Act	Sales	Av. Price	Med. Price	% S-A	Av. % List
W01	23	6	\$203,917	\$192,000	26.1	97	W01	-	-	-	-	-	-
W02	21	12	\$295,742	\$301,750	57.1	98	W02	-	-	-	-	-	-
W03	38	7	\$159,286	\$144,000	18.4	96	W03	-	-	-	-	-	-
W04	106	20	\$155,925	\$148,250	18.9	97	W04	1	-	-	-	-	-
W05	172	15	\$247,627	\$135,000	8.7	155	W05	1	-	-	-	-	-
W06	168	54	\$267,213	\$253,950	32.1	97	W06	-	-	-	-	-	-
W07	33	16	\$228,938	\$210,500	48.5	97	W07	-	-	-	-	-	-
W08	130	46	\$240,302	\$205,605	35.4	97	W08	-	-	-	-	-	-
W09	150	21	\$166,214	\$142,500	14.0	95	W09	2	1	\$333,000	\$333,000	50.0	98
W10	261	34	\$138,856	\$140,000	13.0	96	W10	1	1	\$245,000	\$245,000	100.0	94
W12	66	22	\$216,576	\$182,250	33.3	97	W12	1	-	-	-	-	-
W13	18	5	\$153,800	\$158,000	27.8	97	W13	-	-	-	-	-	-
W14	58	11	\$170,855	\$159,900	19.0	97	W14	1	1	\$317,000	\$317,000	100.0	106
W15	526	111	\$190,130	\$183,000	21.1	97	W15	-	1	\$332,000	\$332,000	-	99
W16	14	9	\$239,611	\$218,000	64.3	96	W16	5	-	-	-	-	-
W17	-	-	-	-	-	-	W17	-	-	-	-	-	-
W18	21	2	\$138,750	\$138,750	9.5	97	W18	-	-	-	-	-	-
W19	149	56	\$208,373	\$185,500	37.6	97	W19	11	3	\$315,967	\$329,900	27.3	99
W20	35	17	\$203,876	\$209,000	48.6	98	W20	4	4	\$326,225	\$325,000	100.0	99
W21	19	11	\$206,991	\$208,000	57.9	98	W21	2	1	\$268,000	\$268,000	50.0	98
W22	1	-	-	-	-	-	W22	3	-	-	-	-	-
W23	23	16	\$218,684	\$215,100	69.6	97	W23	7	3	\$272,667	\$279,000	42.9	97
W24	112	32	\$149,431	\$144,500	28.6	97	W24	1	2	\$281,750	\$281,750	200.0	99
W25	8	3	\$268,500	\$285,000	37.5	99	W25	1	1	\$268,500	\$268,500	100.0	96
W26	-	-	-	-	-	-	W26	-	-	-	-	-	-
W27	6	2	\$233,750	\$233,750	33.3	99	W27	1	1	\$250,000	\$250,000	100.0	96
W28	-	-	-	-	-	-	W28	-	1	\$278,000	\$278,000	-	98
W29	2	3	\$164,233	\$177,500	150.0	99	W29	-	2	\$209,450	\$209,450	-	100

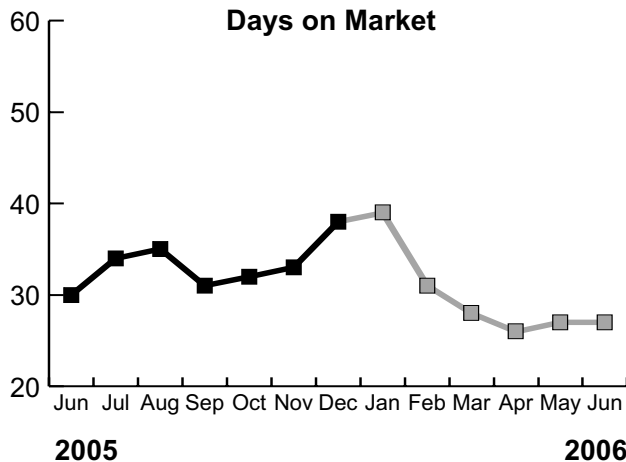
Condo Townhouse							Detached Condo						
Area	Act	Sales	Av. Price	Med. Price	% S-A	Av. % List	Area	Act	Sales	Av. Price	Med. Price	% S-A	Av. % List
W01	20	6	\$231,833	\$250,500	30.0	97	W01	-	-	-	-	-	-
W02	9	5	\$233,780	\$244,000	55.6	97	W02	2	-	-	-	-	-
W03	13	3	\$288,532	\$289,000	23.1	99	W03	-	-	-	-	-	-
W04	28	2	\$245,250	\$245,250	7.1	98	W04	-	-	-	-	-	-
W05	122	19	\$208,539	\$218,000	15.6	96	W05	-	-	-	-	-	-
W06	16	10	\$337,990	\$319,500	62.5	98	W06	-	-	-	-	-	-
W07	2	3	\$299,000	\$310,000	150.0	97	W07	-	-	-	-	-	-
W08	23	4	\$274,500	\$290,500	17.4	99	W08	-	-	-	-	-	-
W09	14	3	\$352,500	\$335,000	21.4	97	W09	-	-	-	-	-	-
W10	76	9	\$197,944	\$185,000	11.8	97	W10	-	-	-	-	-	-
W12	39	9	\$405,556	\$272,500	23.1	98	W12	1	-	-	-	-	-
W13	44	25	\$251,768	\$226,000	56.8	97	W13	-	-	-	-	-	-
W14	76	8	\$206,563	\$198,500	10.5	97	W14	-	-	-	-	-	-
W15	56	14	\$239,999	\$237,495	25.0	97	W15	-	-	-	-	-	-
W16	56	25	\$232,056	\$235,000	44.6	98	W16	-	-	-	-	-	-
W17	-	-	-	-	-	-	W17	-	-	-	-	-	-
W18	25	7	\$191,827	\$170,000	28.0	97	W18	-	-	-	-	-	-
W19	106	68	\$261,850	\$266,500	64.2	98	W19	1	-	-	-	-	-
W20	111	70	\$247,901	\$240,500	63.1	98	W20	-	-	-	-	-	-
W21	26	6	\$259,750	\$241,250	23.1	98	W21	-	-	-	-	-	-
W22	3	2	\$201,000	\$201,000	66.7	99	W22	1	-	-	-	-	-
W23	70	44	\$205,834	\$209,000	62.9	98	W23	-	-	-	-	-	-
W24	85	32	\$187,278	\$181,250	37.7	98	W24	2	-	-	-	-	-
W25	13	8	\$270,238	\$255,000	61.5	98	W25	1	1	\$282,500	\$282,500	100.0	97
W26	-	-	-	-	-	-	W26	-	-	-	-	-	-
W27	15	8	\$199,100	\$202,000	53.3	100	W27	-	-	-	-	-	-
W28	3	2	\$236,000	\$236,000	66.7	97	W28	-	-	-	-	-	-
W29	6	3	\$166,422	\$162,767	50.0	97	W29	-	-	-	-	-	-

Co-op Apartment							Attached/Row/Townhouse						
Area	Act	Sales	Av. Price	Med. Price	% S-A	Av. % List	Area	Act	Sales	Av. Price	Med. Price	% S-A	Av. % List
W01	1	1	\$120,000	\$120,000	100.0	95	W01	12	6	\$304,507	\$277,500	50.0	101
W02	-	1	\$339,000	\$339,000	-	97	W02	21	7	\$303,429	\$264,500	33.3	101
W03	2	2	\$156,250	\$156,250	100.0	96	W03	3	1	\$345,000	\$345,000	33.3	99
W04	-	-	-	-	-	-	W04	11	1	\$325,000	\$325,000	9.1	99
W05	21	-	-	-	-	-	W05	2	-	-	-	-	-
W06	4	1	\$120,000	\$120,000	25.0	96	W06	8	6	\$390,117	\$381,500	75.0	99
W07	3	-	-	-	-	-	W07	10	6	\$499,167	\$468,000	60.0	98
W08	6	-	-	-	-	-	W08	9	1	\$369,000	\$369,000	11.1	98
W09	1	-	-	-	-	-	W09	2	1	\$412,500	\$412,500	50.0	96
W10	2	-	-	-	-	-	W10	7	2	\$314,000	\$314,000	28.6	97
W12	-	1	\$268,000	\$268,000	-	99	W12	4	1	\$241,750	\$241,750	25.0	99
W13	1	-	-	-	-	-	W13	3	2	\$452,500	\$452,500	66.7	97
W14	3	-	-	-	-	-	W14	1	1	\$310,000	\$310,000	100.0	97
W15	2	2	\$175,500	\$175,500	100.0	98	W15	-	2	\$300,500	\$300,500	-	99
W16	-	-	-	-	-	-	W16	6	3	\$288,833	\$272,500	50.0	99
W17	-	-	-	-	-	-	W17	-	-	-	-	-	-
W18	-	-	-	-	-	-	W18	1	-	-	-	-	-
W19	2	-	-	-	-	-	W19	26	20	\$308,816	\$303,250	76.9	98
W20	-	-	-	-	-	-	W20	34	25	\$294,120	\$288,000	73.5	98
W21	-	-	-	-	-	-	W21	39	13	\$397,185	\$311,500	33.3	97
W22	-	-	-	-	-	-	W22	17	17	\$267,147	\$272,000	100.0	99
W23	-	-	-	-	-	-	W23	87	42	\$247,138	\$243,500	48.3	98
W24	4	-	-	-	-	-	W24	41	24	\$246,288	\$246,500	58.5	98
W25	-	-	-	-	-	-	W25	12	4	\$247,000	\$255,500	33.3	99
W26	-	-	-	-	-	-	W26	-	-	-	-	-	-
W27	-	-	-	-	-	-	W27	4	6	\$263,958	\$259,625	150.0	98
W28	-	-	-	-	-	-	W28	16	6	\$278,167	\$255,500	37.5	97
W29	-	-	-	-	-	-	W29	8	8	\$212,125	\$211,750	100.0	98

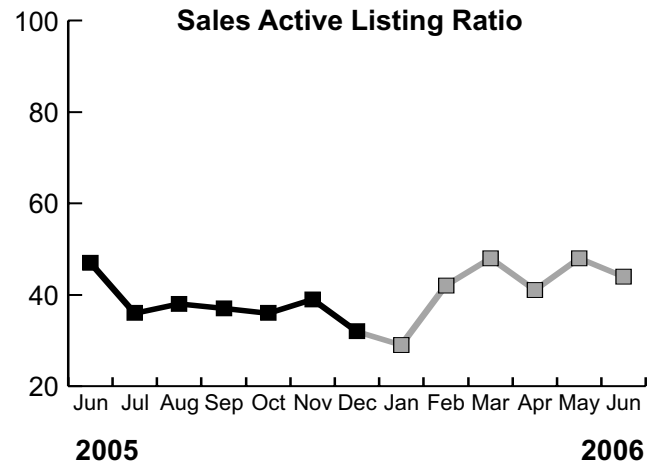
Current Month: June 2006

Area	Active	New	Sales	\$ Volume	Avg Price	Med Price	Avg DOM	Avg %List
C01	736	550	354	\$108,966,903	\$307,816	\$265,000	29	99
C02	207	136	68	\$37,517,714	\$551,731	\$447,000	26	101
C03	165	112	69	\$57,496,900	\$833,288	\$475,000	33	99
C04	239	196	133	\$89,024,961	\$669,361	\$601,300	24	100
C06	100	56	37	\$17,676,200	\$477,735	\$468,000	27	99
C07	318	198	120	\$43,337,538	\$361,146	\$320,950	32	98
C08	250	199	140	\$40,983,763	\$292,741	\$252,750	24	99
C09	79	46	33	\$29,390,000	\$890,606	\$700,000	20	100
C10	127	111	90	\$71,667,412	\$796,305	\$552,500	18	102
C11	122	86	46	\$24,110,772	\$524,147	\$499,000	21	100
C12	156	77	52	\$56,524,160	\$1,087,003	\$845,750	33	98
C13	149	126	97	\$34,881,680	\$359,605	\$317,000	28	99
C14	569	358	195	\$70,656,466	\$362,341	\$270,000	29	98
C15	391	257	145	\$49,759,300	\$343,168	\$319,000	25	98
Total	3,608	2,508	1,579	\$731,993,769	\$463,581	\$330,000	27	99

Central District Days on Market



Central District Sales Active Listing Ratio



Year-to-Date: January 2006 to June 2006

Area	Listed	Sales	\$ Volume	Avg Price	Med Price	Avg DOM	Avg %List
C01	2,799	1,700	\$544,456,155	\$320,268	\$274,500	33	99
C02	810	460	\$280,456,646	\$609,688	\$464,500	27	100
C03	635	353	\$258,334,891	\$731,827	\$459,000	28	100
C04	1,160	719	\$467,449,299	\$650,138	\$579,000	25	100
C06	337	179	\$81,702,350	\$456,438	\$442,500	30	98
C07	1,199	627	\$230,184,996	\$367,121	\$315,000	29	98
C08	1,140	768	\$233,508,632	\$304,048	\$263,000	26	99
C09	371	235	\$223,765,192	\$952,192	\$720,000	24	100
C10	696	461	\$339,942,506	\$737,402	\$540,000	17	102
C11	463	243	\$117,737,220	\$484,515	\$447,500	26	100
C12	518	260	\$290,976,403	\$1,119,140	\$899,500	34	99
C13	695	426	\$153,197,384	\$359,618	\$327,750	28	99
C14	1,948	1,066	\$379,176,953	\$355,701	\$270,900	33	98
C15	1,325	714	\$254,839,536	\$356,918	\$314,400	30	98
Total	14,096	8,211	\$3,855,728,163	\$469,581	\$335,000	29	99

Detached Houses

Semi-Detached Houses

Area	Act	Sales	Av. Price	Med. Price	% S-A	Av. % List	Area	Act	Sales	Av. Price	Med. Price	% S-A	Av. % List
C01	18	3	\$563,500	\$637,000	16.7	104	C01	47	20	\$501,355	\$485,050	42.6	98
C02	44	20	\$550,956	\$406,000	45.5	102	C02	46	15	\$754,499	\$541,000	32.6	102
C03	91	43	\$1,081,300	\$661,000	47.3	99	C03	33	10	\$362,700	\$314,500	30.3	99
C04	143	90	\$840,015	\$737,250	62.9	101	C04	11	10	\$543,028	\$546,500	90.9	103
C06	64	28	\$543,904	\$501,500	43.8	99	C06	1	2	\$449,500	\$449,500	200.0	98
C07	107	39	\$546,249	\$514,000	36.5	98	C07	10	7	\$379,321	\$382,000	70.0	98
C08	7	-	-	-	-	-	C08	16	7	\$517,857	\$549,000	43.8	97
C09	32	17	\$1,318,735	\$1,152,000	53.1	101	C09	4	-	-	-	-	-
C10	58	50	\$1,061,823	\$667,500	86.2	102	C10	13	17	\$519,321	\$495,000	130.8	104
C11	21	21	\$808,223	\$705,600	100.0	102	C11	8	9	\$467,353	\$475,000	112.5	100
C12	128	38	\$1,229,587	\$907,500	29.7	98	C12	-	2	\$372,950	\$372,950	-	101
C13	34	34	\$508,594	\$459,500	100.0	100	C13	13	18	\$307,806	\$312,750	138.5	98
C14	119	42	\$688,343	\$606,500	35.3	99	C14	2	-	-	-	-	-
C15	101	33	\$559,736	\$530,000	32.7	99	C15	39	25	\$349,216	\$343,000	64.1	99

Condo Apartment

Link

Area	Act	Sales	Av. Price	Med. Price	% S-A	Av. % List	Area	Act	Sales	Av. Price	Med. Price	% S-A	Av. % List
C01	602	266	\$289,079	\$255,000	44.2	99	C01	-	-	-	-	-	-
C02	90	23	\$396,757	\$387,000	25.6	100	C02	-	-	-	-	-	-
C03	31	14	\$494,321	\$425,500	45.2	100	C03	-	-	-	-	-	-
C04	66	26	\$249,239	\$204,500	39.4	97	C04	-	-	-	-	-	-
C06	32	7	\$221,129	\$220,000	21.9	97	C06	-	-	-	-	-	-
C07	175	56	\$244,528	\$239,750	32.0	97	C07	2	-	-	-	-	-
C08	186	113	\$259,770	\$244,500	60.8	99	C08	-	-	-	-	-	-
C09	35	12	\$426,583	\$424,000	34.3	99	C09	-	-	-	-	-	-
C10	50	21	\$421,286	\$323,000	42.0	100	C10	-	-	-	-	-	-
C11	78	15	\$165,393	\$151,500	19.2	96	C11	-	-	-	-	-	-
C12	23	8	\$926,870	\$468,730	34.8	97	C12	-	-	-	-	-	-
C13	89	38	\$254,423	\$233,000	42.7	98	C13	-	-	-	-	-	-
C14	419	135	\$258,270	\$243,000	32.2	98	C14	1	2	\$627,500	\$627,500	200.0	98
C15	168	55	\$245,993	\$226,500	32.7	97	C15	5	4	\$352,625	\$352,250	80.0	99

Condo Townhouse

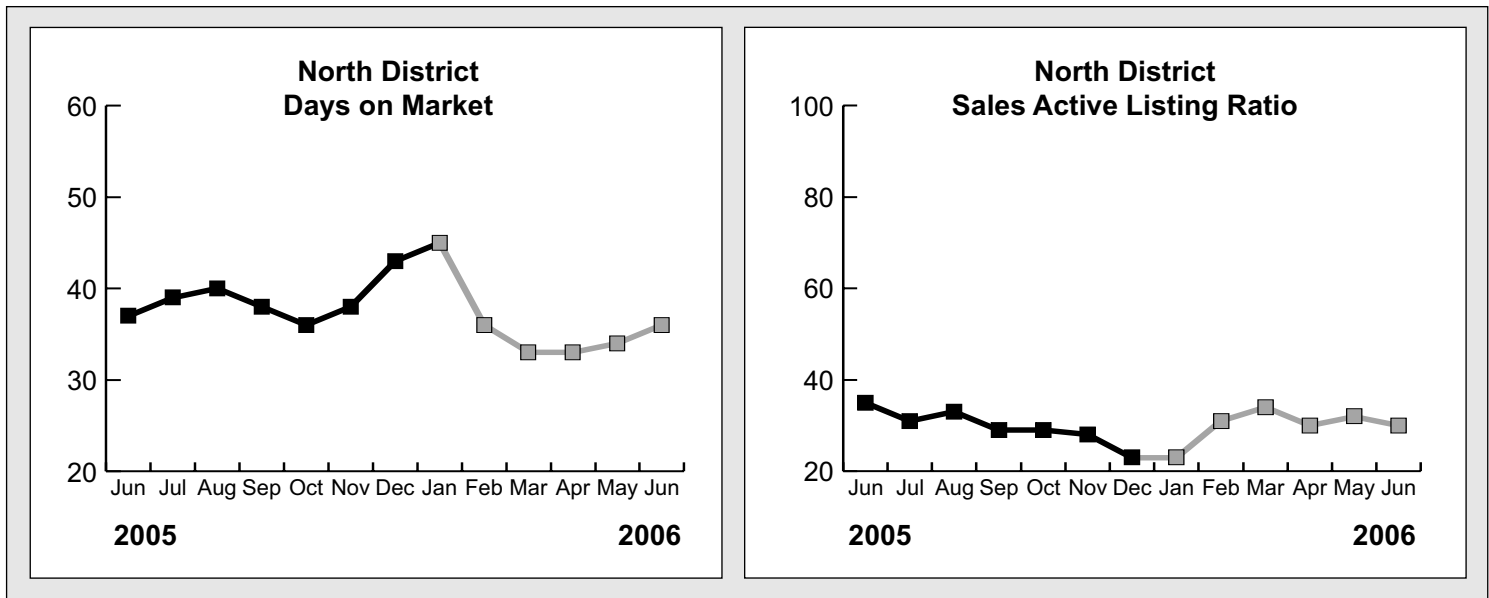
Detached Condo

Area	Act	Sales	Av. Price	Med. Price	% S-A	Av. % List	Area	Act	Sales	Av. Price	Med. Price	% S-A	Av. % List
C01	36	48	\$303,056	\$286,250	133.3	100	C01	-	-	-	-	-	-
C02	6	4	\$602,378	\$585,257	66.7	102	C02	-	-	-	-	-	-
C03	1	-	-	-	-	-	C03	-	-	-	-	-	-
C04	14	5	\$246,418	\$252,590	35.7	99	C04	-	-	-	-	-	-
C06	1	-	-	-	-	-	C06	-	-	-	-	-	-
C07	18	12	\$297,917	\$285,000	66.7	97	C07	-	-	-	-	-	-
C08	16	9	\$291,978	\$280,800	56.3	99	C08	-	-	-	-	-	-
C09	2	-	-	-	-	-	C09	-	-	-	-	-	-
C10	5	1	\$329,000	\$329,000	20.0	100	C10	-	-	-	-	-	-
C11	13	-	-	-	-	-	C11	1	-	-	-	-	-
C12	5	4	\$409,750	\$376,500	80.0	99	C12	-	-	-	-	-	-
C13	5	3	\$238,633	\$249,900	60.0	99	C13	-	-	-	-	-	-
C14	24	12	\$313,050	\$262,500	50.0	98	C14	-	-	-	-	-	-
C15	77	26	\$260,750	\$252,050	33.8	98	C15	-	-	-	-	-	-

Co-op Apartment							Attached/Row/Townhouse							
Area	Act	Sales	Av. Price	Med. Price	% S-A	Av. % List	Area	Act	Sales	Av. Price	Med. Price	% S-A	Av. % List	
C01	4	2	\$152,000	\$152,000	50.0	98	C01	29	15	\$366,900	\$315,000	51.7	100	
C02	3	1	\$161,000	\$161,000	33.3	99	C02	18	5	\$697,040	\$555,700	27.8	105	
C03	7	2	\$226,750	\$226,750	28.6	97	C03	2	-	-	-	-	-	-
C04	5	2	\$140,500	\$140,500	40.0	98	C04	-	-	-	-	-	-	-
C06	2	-	-	-	-	-	C06	-	-	-	-	-	-	-
C07	2	1	\$290,000	\$290,000	50.0	97	C07	4	5	\$364,000	\$395,000	125.0	97	
C08	4	1	\$245,000	\$245,000	25.0	98	C08	21	10	\$513,200	\$507,500	47.6	99	
C09	5	4	\$463,125	\$368,750	80.0	100	C09	1	-	-	-	-	-	-
C10	1	-	-	-	-	-	C10	-	1	\$571,800	\$571,800	-	110	
C11	1	-	-	-	-	-	C11	-	1	\$451,000	\$451,000	-	105	
C12	-	-	-	-	-	-	C12	-	-	-	-	-	-	-
C13	3	-	-	-	-	-	C13	5	4	\$416,250	\$412,500	80.0	98	
C14	3	1	\$175,000	\$175,000	33.3	96	C14	1	3	\$564,333	\$571,000	300.0	96	
C15	1	-	-	-	-	-	C15	-	2	\$419,000	\$419,000	-	97	

North District

Current Month: June 2006									
Area	Active	New	Sales	\$ Volume	Avg Price	Med Price	Avg DOM	Avg %List	
N01	220	134	73	\$35,830,600	\$490,830	\$415,000	32	98	
N02	293	162	97	\$38,934,400	\$401,386	\$385,000	28	97	
N03	621	376	172	\$70,409,795	\$409,359	\$355,000	34	97	
N04	352	209	123	\$51,158,458	\$415,922	\$385,000	37	97	
N05	326	179	69	\$34,079,188	\$493,901	\$448,000	31	97	
N06	251	127	89	\$37,326,051	\$419,394	\$345,000	31	97	
N07	310	215	139	\$45,489,402	\$327,262	\$306,000	32	98	
N08	683	378	203	\$82,992,180	\$408,828	\$370,000	30	97	
N10	302	167	93	\$34,595,045	\$371,990	\$351,000	29	97	
N11	710	426	254	\$104,853,317	\$412,808	\$370,000	32	98	
N12	89	33	22	\$7,574,522	\$344,296	\$318,450	40	96	
N13	97	35	19	\$10,633,660	\$559,666	\$549,900	68	96	
N14	135	49	29	\$19,621,000	\$676,586	\$538,000	65	96	
N15	99	60	46	\$16,812,400	\$365,487	\$310,500	36	97	
N16	157	74	33	\$11,439,450	\$346,650	\$331,000	55	97	
N17	330	144	86	\$21,660,840	\$251,870	\$228,000	43	97	
N18	129	69	37	\$11,294,200	\$305,249	\$273,000	43	98	
N19	169	73	65	\$15,717,825	\$241,813	\$235,000	49	98	
N20	42	15	5	\$2,990,000	\$598,000	\$450,000	39	95	
N21	59	19	11	\$3,102,500	\$282,045	\$273,000	58	96	
N22	86	28	29	\$6,786,400	\$234,014	\$225,000	68	97	
N23	193	75	45	\$10,860,600	\$241,347	\$235,000	56	97	
N24	120	43	23	\$4,356,600	\$189,417	\$185,000	48	98	
Total	5,773	3,090	1,762	\$678,518,433	\$385,084	\$345,000	36	97	



Year-to-Date: January 2006 to June 2006

Area	Listed	Sales	\$ Volume	Avg Price	Med Price	Avg DOM	Avg %List
N01	771	414	\$178,694,465	\$431,629	\$377,500	31	98
N02	1,028	518	\$205,060,409	\$395,870	\$375,500	30	97
N03	2,122	995	\$403,125,118	\$405,151	\$350,000	32	97
N04	1,286	617	\$260,858,158	\$422,785	\$411,500	29	98
N05	971	387	\$175,589,155	\$453,719	\$433,000	32	98
N06	860	491	\$202,561,876	\$412,550	\$348,000	33	98
N07	1,175	728	\$241,294,632	\$331,449	\$305,000	29	98
N08	2,236	1,118	\$464,264,946	\$415,264	\$380,000	31	97
N10	979	425	\$158,491,160	\$372,920	\$353,500	28	97
N11	2,541	1,323	\$545,535,148	\$412,347	\$372,000	30	98
N12	260	131	\$54,901,672	\$419,097	\$360,000	46	97
N13	199	64	\$38,460,260	\$600,942	\$555,400	61	97
N14	308	135	\$85,600,650	\$634,079	\$514,500	61	95
N15	334	186	\$69,189,495	\$371,987	\$323,450	43	97
N16	354	146	\$55,189,548	\$378,011	\$326,000	57	97
N17	883	472	\$115,871,923	\$245,491	\$230,000	43	97
N18	403	217	\$60,927,350	\$280,771	\$266,000	43	98
N19	455	267	\$67,786,098	\$253,881	\$235,500	55	97
N20	79	29	\$12,443,000	\$429,069	\$395,000	80	96
N21	131	53	\$16,762,800	\$316,279	\$287,000	71	97
N22	218	117	\$27,635,955	\$236,205	\$218,000	58	98
N23	446	216	\$53,535,541	\$247,850	\$235,500	54	97
N24	240	95	\$20,800,200	\$218,949	\$185,000	59	96
Total	18,279	9,144	\$3,514,579,559	\$384,359	\$347,000	36	98

Detached Houses

Semi-Detached Houses

Area	Act	Sales	Av. Price	Med. Price	% S-A	Av. % List	Area	Act	Sales	Av. Price	Med. Price	% S-A	Av. % List
N01	109	39	\$684,313	\$495,000	35.8	98	N01	5	3	\$301,667	\$305,000	60.0	96
N02	137	51	\$504,212	\$462,700	37.2	97	N02	3	1	\$352,000	\$352,000	33.3	98
N03	290	73	\$588,653	\$535,000	25.2	97	N03	22	4	\$380,125	\$393,500	18.2	100
N04	245	79	\$481,059	\$453,000	32.2	97	N04	21	8	\$283,738	\$274,750	38.1	98
N05	254	58	\$522,867	\$478,500	22.8	97	N05	11	5	\$342,400	\$339,000	45.5	98
N06	173	58	\$482,834	\$391,500	33.5	97	N06	19	6	\$280,500	\$278,500	31.6	97
N07	203	83	\$373,726	\$352,000	40.9	98	N07	35	23	\$262,099	\$268,500	65.7	98
N08	470	103	\$492,350	\$447,000	21.9	97	N08	80	50	\$344,266	\$344,950	62.5	98
N10	194	37	\$448,331	\$432,000	19.1	97	N10	11	3	\$311,333	\$319,500	27.3	96
N11	515	136	\$498,449	\$454,000	26.4	97	N11	57	37	\$326,322	\$320,000	64.9	98
N12	77	18	\$363,418	\$346,200	23.4	96	N12	4	-	-	-	-	-
N13	97	19	\$559,666	\$549,900	19.6	96	N13	-	-	-	-	-	-
N14	132	28	\$690,929	\$539,000	21.2	96	N14	-	-	-	-	-	-
N15	98	41	\$379,522	\$326,000	41.8	97	N15	-	-	-	-	-	-
N16	145	26	\$373,217	\$351,500	17.9	97	N16	1	-	-	-	-	-
N17	312	77	\$257,914	\$228,000	24.7	97	N17	8	3	\$242,167	\$242,500	37.5	98
N18	96	26	\$335,131	\$330,000	27.1	98	N18	14	2	\$223,950	\$223,950	14.3	98
N19	112	47	\$258,464	\$244,000	42.0	98	N19	7	2	\$219,000	\$219,000	28.6	99
N20	42	5	\$598,000	\$450,000	11.9	95	N20	-	-	-	-	-	-
N21	59	11	\$282,045	\$273,000	18.6	96	N21	-	-	-	-	-	-
N22	83	24	\$241,558	\$234,000	28.9	96	N22	1	-	-	-	-	-
N23	184	43	\$243,270	\$239,000	23.4	97	N23	-	-	-	-	-	-
N24	114	21	\$185,319	\$184,000	18.4	98	N24	-	-	-	-	-	-

Condo Apartment

Link

Area	Act	Sales	Av. Price	Med. Price	% S-A	Av. % List	Area	Act	Sales	Av. Price	Med. Price	% S-A	Av. % List
N01	74	15	\$228,167	\$227,000	20.3	97	N01	10	3	\$378,000	\$374,000	30.0	98
N02	113	28	\$250,559	\$222,000	24.8	96	N02	10	3	\$328,817	\$340,000	30.0	97
N03	194	56	\$230,337	\$215,000	28.9	97	N03	12	4	\$368,500	\$367,000	33.3	97
N04	29	7	\$186,643	\$181,000	24.1	97	N04	-	-	-	-	-	-
N05	-	-	-	-	-	-	N05	9	2	\$369,500	\$369,500	22.2	98
N06	2	2	\$179,750	\$179,750	100.0	99	N06	4	3	\$324,933	\$314,900	75.0	99
N07	16	9	\$247,861	\$265,000	56.3	98	N07	1	1	\$274,000	\$274,000	100.0	98
N08	36	6	\$250,333	\$248,000	16.7	96	N08	-	-	-	-	-	-
N10	8	4	\$214,750	\$214,500	50.0	97	N10	82	41	\$337,237	\$338,800	50.0	97
N11	14	13	\$225,838	\$208,000	92.9	99	N11	29	9	\$353,422	\$344,500	31.0	98
N12	-	-	-	-	-	-	N12	2	2	\$305,500	\$305,500	100.0	99
N13	-	-	-	-	-	-	N13	-	-	-	-	-	-
N14	-	-	-	-	-	-	N14	-	-	-	-	-	-
N15	1	-	-	-	-	-	N15	-	-	-	-	-	-
N16	4	1	\$239,900	\$239,900	25.0	100	N16	3	2	\$284,500	\$284,500	66.7	99
N17	1	-	-	-	-	-	N17	-	2	\$214,000	\$214,000	-	99
N18	-	1	\$142,000	\$142,000	-	95	N18	15	7	\$258,843	\$263,000	46.7	98
N19	7	1	\$130,500	\$130,500	14.3	95	N19	10	6	\$223,667	\$217,500	60.0	98
N20	-	-	-	-	-	-	N20	-	-	-	-	-	-
N21	-	-	-	-	-	-	N21	-	-	-	-	-	-
N22	-	-	-	-	-	-	N22	1	3	\$216,000	\$213,000	300.0	98
N23	-	-	-	-	-	-	N23	3	-	-	-	-	-
N24	-	-	-	-	-	-	N24	-	-	-	-	-	-

Condo Townhouse							Detached Condo						
Area	Act	Sales	Av. Price	Med. Price	% S-A	Av. % List	Area	Act	Sales	Av. Price	Med. Price	% S-A	Av. % List
N01	20	11	\$261,264	\$251,000	55.0	97	N01	-	-	-	-	-	-
N02	23	11	\$326,864	\$295,500	47.8	98	N02	1	1	\$475,000	\$475,000	100.0	97
N03	48	11	\$268,084	\$260,027	22.9	98	N03	-	-	-	-	-	-
N04	16	4	\$316,125	\$317,250	25.0	97	N04	-	-	-	-	-	-
N05	2	-	-	-	-	-	N05	-	-	-	-	-	-
N06	24	8	\$366,500	\$265,450	33.3	97	N06	3	-	-	-	-	-
N07	26	9	\$245,111	\$212,000	34.6	98	N07	-	-	-	-	-	-
N08	16	6	\$264,617	\$269,350	37.5	97	N08	-	-	-	-	-	-
N10	1	2	\$261,500	\$261,500	200.0	99	N10	-	-	-	-	-	-
N11	36	20	\$326,950	\$295,500	55.6	97	N11	1	1	\$570,000	\$570,000	100.0	97
N12	1	1	\$175,000	\$175,000	100.0	97	N12	-	-	-	-	-	-
N13	-	-	-	-	-	-	N13	-	-	-	-	-	-
N14	2	-	-	-	-	-	N14	-	-	-	-	-	-
N15	-	-	-	-	-	-	N15	-	-	-	-	-	-
N16	2	3	\$229,000	\$225,000	150.0	96	N16	-	-	-	-	-	-
N17	1	2	\$114,750	\$114,750	200.0	94	N17	-	-	-	-	-	-
N18	3	1	\$179,000	\$179,000	33.3	98	N18	-	-	-	-	-	-
N19	7	1	\$144,000	\$144,000	14.3	99	N19	14	1	\$190,000	\$190,000	7.1	97
N20	-	-	-	-	-	-	N20	-	-	-	-	-	-
N21	-	-	-	-	-	-	N21	-	-	-	-	-	-
N22	-	-	-	-	-	-	N22	-	-	-	-	-	-
N23	-	-	-	-	-	-	N23	-	-	-	-	-	-
N24	5	2	\$232,450	\$232,450	40.0	95	N24	-	-	-	-	-	-

Co-op Apartment							Attached/Row/Townhouse						
Area	Act	Sales	Av. Price	Med. Price	% S-A	Av. % List	Area	Act	Sales	Av. Price	Med. Price	% S-A	Av. % List
N01	1	-	-	-	-	-	N01	1	2	\$403,500	\$403,500	200.0	99
N02	-	-	-	-	-	-	N02	6	2	\$397,500	\$397,500	33.3	97
N03	2	-	-	-	-	-	N03	53	24	\$358,158	\$357,500	45.3	98
N04	-	1	\$183,000	\$183,000	-	96	N04	41	24	\$338,787	\$342,500	58.5	98
N05	-	-	-	-	-	-	N05	50	4	\$325,472	\$323,944	8.0	98
N06	1	-	-	-	-	-	N06	25	12	\$281,033	\$277,500	48.0	98
N07	-	-	-	-	-	-	N07	29	14	\$266,507	\$265,500	48.3	98
N08	-	-	-	-	-	-	N08	81	38	\$315,187	\$316,500	46.9	98
N10	-	-	-	-	-	-	N10	6	6	\$310,683	\$310,750	100.0	98
N11	-	-	-	-	-	-	N11	58	38	\$309,596	\$311,250	65.5	98
N12	-	-	-	-	-	-	N12	5	1	\$247,000	\$247,000	20.0	99
N13	-	-	-	-	-	-	N13	-	-	-	-	-	-
N14	-	-	-	-	-	-	N14	1	1	\$275,000	\$275,000	100.0	98
N15	-	-	-	-	-	-	N15	-	5	\$250,400	\$249,000	-	100
N16	1	-	-	-	-	-	N16	1	1	\$239,900	\$239,900	100.0	100
N17	-	-	-	-	-	-	N17	8	2	\$208,750	\$208,750	25.0	98
N18	-	-	-	-	-	-	N18	1	-	-	-	-	-
N19	1	-	-	-	-	-	N19	11	7	\$189,357	\$188,000	63.6	97
N20	-	-	-	-	-	-	N20	-	-	-	-	-	-
N21	-	-	-	-	-	-	N21	-	-	-	-	-	-
N22	-	-	-	-	-	-	N22	1	2	\$170,500	\$170,500	200.0	99
N23	-	-	-	-	-	-	N23	6	2	\$200,000	\$200,000	33.3	97
N24	-	-	-	-	-	-	N24	1	-	-	-	-	-

District Totals

	New	Active	Listed	Sales	\$ Volume	Av. Price	Med. Price	Av. DOM	Av. % List
Grand Total:	14,980	25,393	N/A	8,730	\$3,125,645,398	\$358,035	\$302,500	32	98
YTD Grand Total:	N/A	N/A	88,777	45,797	\$16,348,488,280	\$356,977	\$300,500	32	98

Annual Summary - Single Family

Year	*Number of Sales	*Average Price	Year	*Number of Sales	*Average Price
1972	14,613	32,513	2005		
1973	16,335	40,605	January	4,153	323,141
1974	17,318	52,806	February	6,171	334,272
1975	22,020	57,581	March	7,904	330,545
1976	19,025	61,389	April	8,834	342,032
1977	20,512	64,559	May	9,209	346,474
1978	21,184	67,333	June	9,153	345,065
1979	23,466	70,830	July	7,387	326,034
1980	26,017	75,694	August	7,498	323,255
1981	29,625	90,203	September	7,326	338,267
1982	25,336	95,496	October	7,174	342,450
1983	30,046	101,626	November	6,646	341,177
1984	31,905	102,318	December	4,255	327,216
1985	45,509	109,094	Total**	84,145	\$335,907
1986	52,919	138,925	2006		
1987	43,475	189,105	January	4,587	332,687
1988	49,381	229,635	February	6,756	353,928
1989	38,960	273,698	March	8,707	353,134
1990	26,779	255,020	April	8,361	366,683
1991	38,144	234,313	May	9,434	365,537
1992	41,703	214,971	June	8,730	358,035
1993	38,990	206,490	Year-to-Date**	45,797	\$356,977
1994	44,237	208,921			
1995	39,273	203,028			
1996	55,779	198,150			
1997	58,014	211,307			
1998	55,344	216,815			
1999	58,957	228,372			
2000	58,343	243,255			
2001	67,612	251,508			
2002	74,759	275,231			
2003	78,898	293,067			
2004	83,501	315,231			

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

**This figure may not equal the sum of all monthly totals, as the year-to-date total reflects sales reported in error and deals that have fallen through since January 1st.

Single Family Dwelling Sales Comparison

