



REALTORS[®]
ASSOCIATION
of Hamilton-Burlington
~ Since 1921 ~

CONTACTS

WENDY STEWART

Manager, Communications and External Relations
905.529.8101 x295
wendys@rahb.ca

LAUREN O'GRADY

Digital Communications Coordinator
905.529.8101 x235
laureno@rahb.ca

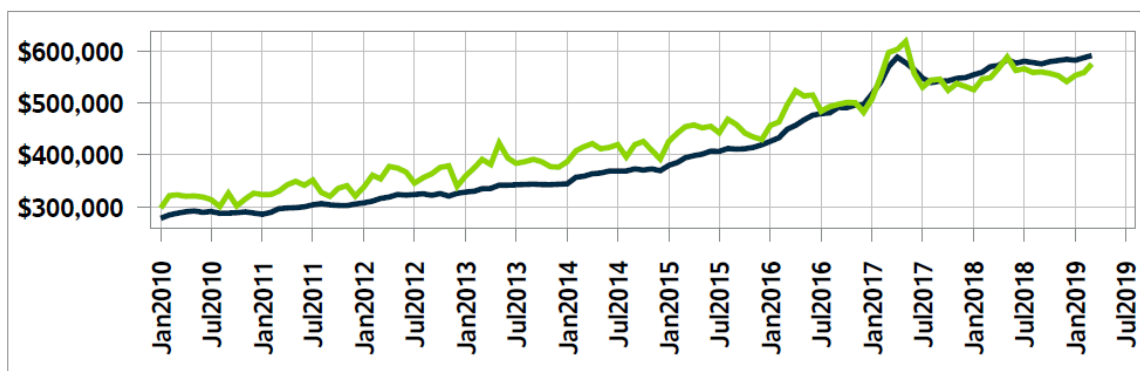
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RAHB REALTORS[®] RELEASE MARCH 2019 STATISTICS

Hamilton, ON (April 1, 2019) - **The REALTORS[®] Association of Hamilton-Burlington (RAHB)** reported 1,032 sales of residential properties located within the RAHB market area were processed through the Multiple Listing Service[®] (MLS[®]) System in March, 2019. This is a 1.2 per cent drop from March last year; however, a 40 per cent increase over February 2019 and a 74 per cent increase over January 2019. The average price was up from March 2018 by 4.9 per cent to \$575,099.

“The increase in the number of sales from January and February shows that we are full steam ahead and anticipate a healthy spring market,” says RAHB CEO George O’Neill. “We experienced a two per cent increase in the number of listings over last year, which means more overall choice for buyers.”

MLS[®] HPI Composite Benchmark Price and Average Price



The number of sales for single family properties within the entire RAHB market fell by 2.7 per cent compared to the same month last year, and the average sale price increased by 5.6 per cent. Townhouse sales activity across the entire RAHB market area increased from March 2018 by 8.6 per cent, while the average townhouse sale price rose by 1.2 per cent. Apartment-style property sales were exactly the same as in March 2018, and the average price increased by 3.5 per cent to \$376,391.

“Our market area includes Hamilton, Burlington, Haldimand and Niagara North, and within these areas are smaller communities that each have their own distinct characteristics,” add O’Neill. “The trend over the past several months has been that buyers are choosing more affordable properties and more affordable communities. We expect this to continue throughout the spring market.”



MLS * RAHB All Residential Comparison at a Glance - (March 2019)

	Average Sale Price		New Listings		Average Days On Market	
	2019	2018	2019	2018	2019	2018
Burlington	\$738,839	\$738,015	430	461	26.6	21.8
Haldimand County	\$450,272	\$444,152	93	79	22.3	33.9
Hamilton	\$517,570	\$488,790	1,108	1,070	31.1	26.0
Niagara North	\$549,915	\$556,301	112	87	34.4	40.6

MLS * RAHB All Residential Comparison - Average price by property style

	Detached		Semi/Town/Row/Link		Apartment-Style	
	2019	2018	2019	2018	2019	2018
Hamilton	\$567,852	\$542,076	\$456,925	\$450,988	\$299,246	\$285,686
Burlington	\$941,938	\$918,714	\$569,307	\$580,160	\$456,073	\$456,891
Haldimand County	\$462,636	\$449,463	\$368,667	\$377,333	\$354,667	\$424,900
Niagara North	\$619,065	\$604,748	\$498,507	\$516,470	\$364,000	\$397,699

MLS * RAHB All Residential Comparison - New Listings by property style

	Detached		Semi/Town/Row/Link		Apartment-Style	
	2019	2018	2019	2018	2019	2018
Hamilton	743	745	215	181	110	89
Burlington	240	267	85	91	85	83
Haldimand County	84	74	3	1	1	1
Niagara North	67	49	28	29	15	7

MLS * RAHB All Residential Comparison - Average days on Market by property style

	Detached		Semi/Town/Row/Link		Apartment-Style	
	2019	2018	2019	2018	2019	2018
Hamilton	30.6	23.5	32.0	27.9	38.9	36.1
Burlington	29.6	23.6	19.3	15.0	28.2	26.4
Haldimand County	22.9	33.4	18.3	36.7	18.0	41.5
Niagara North	31.3	39.1	25.3	16.4	96.5	75.3

Specific neighbourhoods within the overall RAHB market area see results that often differ from the average of the entire RAHB market area. Because neighbourhoods vary, determining the right price

and conditions when buying or selling a property can be challenging. Local RAHB REALTORS® have the experience, knowledge and tools to help buyers and sellers make those big decisions.

*Average sale price can be useful in establishing long-term trends, but should not be used as an indicator that specific properties have increased or decreased in value. Talk to your local REALTOR®.

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About the REALTORS® Association of Hamilton-Burlington

Established in 1921, the REALTORS® Association of Hamilton-Burlington (RAHB) represents over 3,100 real estate brokers and sales representatives from Hamilton, Burlington and outlying areas. Members of the Association may use the REALTOR® trademark, which identifies them as real estate professionals who subscribe to a strict code of ethics. The Association operates the local Multiple Listing Service® (MLS®) System and provides ongoing professional education courses for its members. Advertisements of local MLS® property listings and information about the services provided by a REALTOR® can be found at REALTOR.ca. More information about RAHB is available at rahb.ca.



MLS® Residential Market Activity for RAHB Areas - (March 2019)

	Number of Sales		Average Sale Price	
	2019	2018	2019	2018
Hamilton West	46	53	\$474,470	\$419,918
Hamilton East	89	70	\$384,011	\$364,926
Hamilton Centre	83	95	\$372,046	\$317,681
Hamilton Mountain	154	162	\$488,374	\$461,250
Flamborough	13	19	\$724,908	\$800,179
Dundas	28	19	\$682,707	\$656,630
Ancaster	50	57	\$778,380	\$723,682
Waterdown	35	42	\$682,854	\$655,536
Stoney Creek	104	98	\$538,455	\$504,401
Glanbrook	43	46	\$567,037	\$532,491
Burlington	258	240	\$738,839	\$738,015
Dunnville	14	20	\$392,486	\$448,594
Cayuga	8	12	\$484,750	\$490,763
Caledonia	18	15	\$505,147	\$456,348
Hagersville	3	11	\$375,000	\$377,718
Oneida *	1	0	\$255,000	0
Seneca *	1	3	\$629,900	\$594,833
Rainham	4	8	\$397,000	\$375,100
Grimsby	56	48	\$548,803	\$583,041
Smithville	10	10	\$535,750	\$441,800
West Lincoln	5	5	\$590,700	\$528,600
Total Residential Sales:	1,032	1,045		

* Areas with less than three (3) sales are not considered statistically significant.