

Berczy

03



## Market Report

November 2014

| Properties Listed | Average List Price | Properties Sold | Average Sold Price | Avg Days on Market |
|-------------------|--------------------|-----------------|--------------------|--------------------|
| 22                | \$770,355          | 21              | \$847,376          | 13                 |
| Previous Month    | Previous Month     | Previous Month  | Previous Month     | Previous Month     |
| 36                | \$813,957          | 27              | \$777,104          | 13                 |
| m-o-m Change      | m-o-m Change       | m-o-m Change    | m-o-m Change       | m-o-m Change       |
| -38.89%           | 8.41%              | -22.22%         | 9.04%              | -3.39%             |

## TRANSACTIONS

*report contains only freehold properties*

| Address      | List Price  | Sold Price  | % of List | Days on Market | Property Type | Bedrooms | Lot Size    |
|--------------|-------------|-------------|-----------|----------------|---------------|----------|-------------|
| Glenbrook Dr | \$1,268,800 | \$1,247,000 | 98.28%    | 7              | D.            | 5        | 55.12x89.90 |

|                      |             |             |         |    |    |   |              |
|----------------------|-------------|-------------|---------|----|----|---|--------------|
| Joseph Glover Ave    | \$699,900   | \$750,000   | 107.16% | 11 | D. | 4 | 35.10x101.84 |
| Cynthia Jean St      | \$899,000   | \$899,000   | 100.00% | 42 | D. | 4 | 35.00x102.13 |
| Glenhaven St         | \$799,800   | \$800,000   | 100.03% | 1  | D. | 4 | 38.06x98.43  |
| Bertram Earnshaw Dr  | \$599,900   | \$630,000   | 105.02% | 1  | L. | 3 | 28.70x90.00  |
|                      | \$659,000   | \$695,000   | 105.46% | 7  | D. | 3 | 30.02x82.02  |
| Irish Rose Dr        | \$999,800   | \$1,186,000 | 118.62% | 6  | D. | 4 | 45.44x111.55 |
| William Berczy Blvd  | \$589,000   | \$596,000   | 101.19% | 10 | A. | 3 | 20.15x92.52  |
| Manila Ave           | \$1,188,800 | \$1,180,000 | 99.26%  | 44 | D. | 4 | 41.99x90.22  |
| Irish Rose Dr        | \$652,000   | \$644,000   | 98.77%  | 10 | A. | 3 | 9.13x28.03   |
| Madison Heights Blvd | \$669,000   | \$720,000   | 107.62% | -1 | D. | 3 | 9.15x25.00   |
| Manila Ave           | \$1,288,000 | \$1,263,888 | 98.13%  | 23 | D. | 4 | 48.72x90.22  |
| Manorwood Dr         | \$1,038,000 | \$998,000   | 96.15%  | 3  | D. | 5 | 37.67x102.99 |
| Valliere Dr          | \$519,000   | \$528,000   | 101.73% | 0  | A. | 3 | 17.55x82.23  |
| Cliveden Pl          | \$638,800   | \$642,000   | 100.50% | 45 | D. | 2 | 44.95x66.01  |
| Major Mackenzie Dr E | \$513,800   | \$503,000   | 97.90%  | 34 | A. | 3 | 17.59x74.77  |
| Henry Bauer Ave W    | \$829,900   | \$830,000   | 100.01% | 8  | D. | 4 | 34.00x90.00  |
| Madison Heights Blvd | \$888,000   | \$876,000   | 98.65%  | 2  | D. | 4 | 40.03x82.02  |
| Trail Ridge Lane     | \$619,900   | \$639,000   | 103.08% | 1  | S. | 4 | 24.11x112.93 |
| Glenbrook Dr         | \$1,249,900 | \$1,280,000 | 102.41% | 9  | D. | 5 | 54.19x92.00  |
| Holst Ave            | \$849,000   | \$888,000   | 104.59% | 6  | D. | 4 | 34.12x90.22  |