

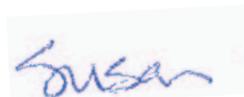
Susan's MARKET UPDATE

Despite all of its challenges, 2020 was a record year for Canadian resale housing activity. The momentum still continues into 2021. However, surging COVID cases and a return to April-like lockdowns means we'll be revisiting some of those virtual technology solutions to process deals in the first few months of the year.

The spring Real Estate market looks to be shaping up to be a very active one. Hopefully we'll have the current wave more under control by the time the spring market rolls around. It is important, in the meantime, that we remain extremely vigilant, as we have all along, in adhering to government and health officials' directives to keep clients safe. Now as always, REALTORS® remain the best source for information and guidance when negotiating the sale or purchase of a home.

If you require assistance with your Real Estate needs during these unprecedented times, I am here to help you. I sincerely hope that you and your families are staying safe and healthy.

Sincerely,



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SOLD BY SUSAN

(St. Andrew on the Green)

- Unit 101
- Unit 610
- Unit 707
- Unit 311 (represented the buyer)
- Unit 603 (represented the buyer)

Not intended to solicit buyers or sellers under contract with a brokerage. Statistics courtesy of the TREB.
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ST ANDREW ON THE GREEN MARKET UPDATE



SUSAN STERBINSKY

 B.A.
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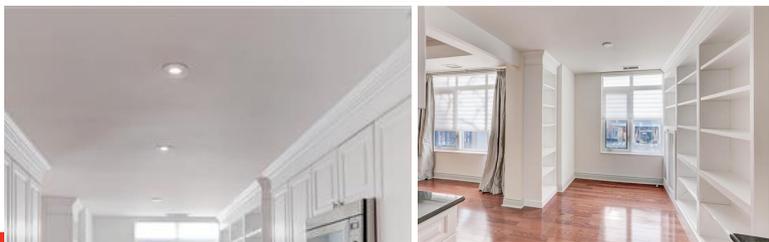


ST ANDREW ON THE GREEN - MARKET WATCH

Latest Recap of Solds

	# sold	avg price	high price	days on market
9 Burnhamthorpe Cres				
700 - 1100 sq. ft.				
2 Bed, 2 Bath	4	\$ 763,200	\$ 799,900	20
Total	4			

FABULOUS RENTAL OPPORTUNITY!



LUXURY BOUTIQUE BUILDING

STUNNING CORNER SUITE! STATE-OF-THE-ART RENO!
 2 BDRMS + DEN, 2 PARKING SPACES, LOCKER!
 1600 FT² - MANY BUILT-INS! PRESTIGIOUS LOW-RISE!
 STEPS TO OLD MILL SUBWAY AND PARKS!
 \$4200/MONTH

2020 THE THIRD-BEST RESULTS ON RECORD

Despite an unprecedented year due to COVID-19, including necessary public health restrictions and uncertainty surrounding the economy, GTA REALTORS® reported over 95,000 home sales in 2020 – the third-best result on record. The average selling price reached a new record of almost \$930,000.

"The GTA housing market followed an unfamiliar path in 2020. Following the steep COVID-induced drop-off in demand during the spring, home sales roared back to record levels throughout the summer and fall. A strong economic rebound in many sectors of the economy, ultra-low borrowing costs and the enhanced use of technology for virtual open houses and showings fuelled and sustained the housing market recovery," said TRREB President.

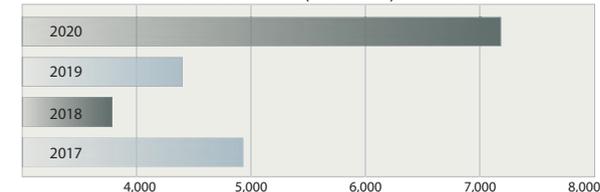
Highlights from 2020 include:

- 95,151 sales were reported through TRREB's MLS® System – up by 8.4 per cent compared to 2019. This included a record result for the month of December, with 7,180 sales – a year-over-year increase of 64.5 per cent.
- Year-over-year sales growth was strongest in the GTA regions surrounding Toronto, particularly for single-family home types.
- The average selling price reached a new record of \$929,699 – up by 13.5 per cent compared to 2019. This included an

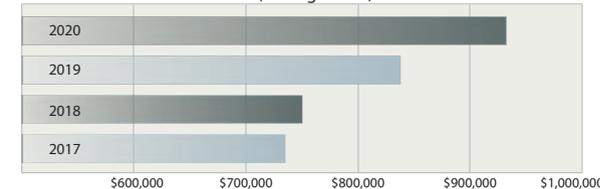
average price of \$932,222 in December – a year-over-year increase of 11.2 per cent. The strongest average price growth was experienced for single-family home types in the suburban regions of the GTA.

"While the housing market as a whole recovered strongly in 2020, there was a dichotomy between the single-family market segments and the condominium apartment segment. The supply of single-family homes remained constrained resulting in strong competition between buyers and double-digit price increases. In contrast, growth in condo listings far-outstripped growth in sales. Increased choice for condo buyers ultimately led to more bargaining power and a year-over-year dip in average condo selling prices during the last few months of the year," said TRREB Chief Market Analyst.

GTA Resale Home Sales (Units Sold) - December



GTA Resale Home Sales (Average Price) - December



Thank you for recommending your friends and family to me. It means so much!

