

# Local Market Update – December 2023

A Research Tool Provided by ITSO.



## Barrie

City

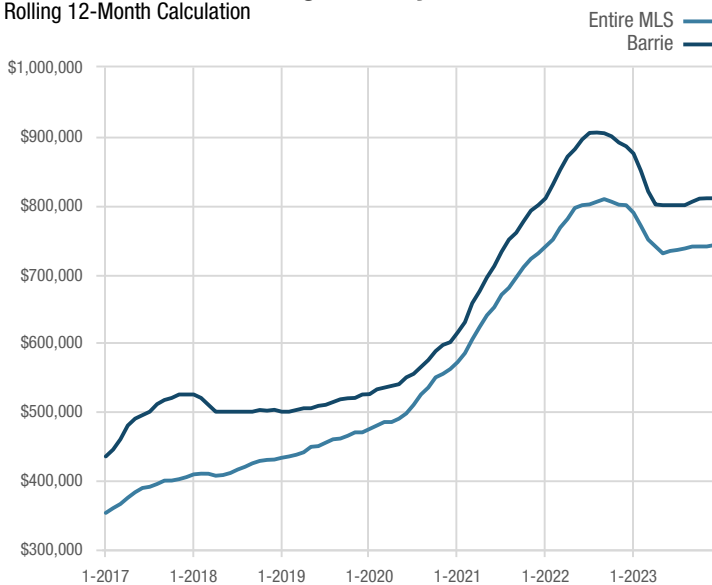
Single Family	December			Year to Date		
	2022	2023	% Change	Thru 12-2022	Thru 12-2023	% Change
<b>Key Metrics</b>						
New Listings	67	50	- 25.4%	2,956	2,279	- 22.9%
Sales	40	38	- 5.0%	1,357	1,095	- 19.3%
Days on Market Until Sale	25	30	+ 20.0%	16	21	+ 31.3%
Median Sales Price*	\$795,950	<b>\$787,500</b>	- 1.1%	\$885,500	<b>\$810,000</b>	- 8.5%
Average Sales Price*	\$814,833	<b>\$818,537</b>	+ 0.5%	\$931,175	<b>\$845,202</b>	- 9.2%
Percent of List Price Received*	96.2%	<b>97.4%</b>	+ 1.2%	105.3%	<b>98.5%</b>	- 6.5%
Inventory of Homes for Sale	125	<b>155</b>	+ 24.0%	—	—	—
Months Supply of Inventory	1.1	<b>1.7</b>	+ 54.5%	—	—	—

Townhouse/Condo	December			Year to Date		
	2022	2023	% Change	Thru 12-2022	Thru 12-2023	% Change
<b>Key Metrics</b>						
New Listings	37	34	- 8.1%	1,457	1,289	- 11.5%
Sales	29	29	0.0%	725	656	- 9.5%
Days on Market Until Sale	32	45	+ 40.6%	19	29	+ 52.6%
Median Sales Price*	\$585,000	<b>\$527,000</b>	- 9.9%	\$630,000	<b>\$585,000</b>	- 7.1%
Average Sales Price*	\$560,646	<b>\$527,493</b>	- 5.9%	\$645,392	<b>\$584,502</b>	- 9.4%
Percent of List Price Received*	95.7%	<b>97.2%</b>	+ 1.6%	104.0%	<b>99.4%</b>	- 4.4%
Inventory of Homes for Sale	93	<b>96</b>	+ 3.2%	—	—	—
Months Supply of Inventory	1.5	<b>1.8</b>	+ 20.0%	—	—	—

\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

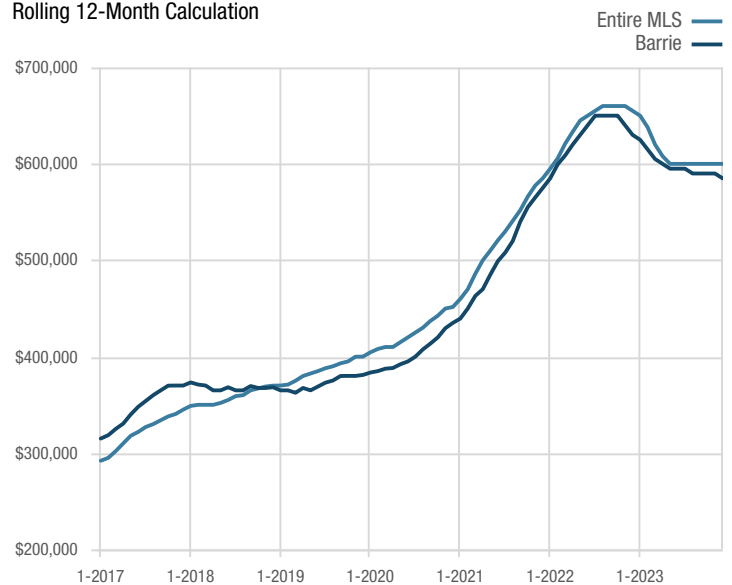
### Median Sales Price - Single-Family

Rolling 12-Month Calculation



### Median Sales Price - Townhouse/Condo

Rolling 12-Month Calculation



A rolling 12-month calculation represents the current month and the 11 months prior in a single data point. If no activity occurred during a month, the line extends to the next available data point.