



July 2023 – Market Watch (for Public release)

Statistics are never 100% accurate - they are a tool to be used in conveying a pattern that reflects trends and changes

Oakville						
Single Family	July			Year to Date		
Key Metrics	2022	2023	% Change	Thru 7-2022	Thru 7-2023	% Change
New Listings	161	147	-8.70%	1,442	1,124	-22.10%
Sales	74	60	-18.90%	722	656	-9.10%
Median Sales Price*	\$1,625,088	\$1,935,000	19.10%	1,892,500	1,855,000	-2.00%
Average Sales Price*	\$2,090,197	\$2,217,065	6.10%	2,215,504	2,095,529	-5.40%
Townhouse/Condo	July			Year to Date		
Key Metrics	2022	2023	% Change	Thru 7-2022	Thru 7-2023	% Change
New Listings	111	102	-8.10%	1033	801	-22.50%
Sales	59	69	16.90%	573	514	-10.30%
Median Sales Price*	\$925,000	\$991,000	7.10%	\$1,030,000	978,000	-5.00%
Average Sales Price*	\$1,018,243	\$1,084,817	6.50%	\$1,097,958	\$1,050,753	-4.30%

Milton						
Single Family	July			Year to Date		
Key Metrics	2022	2023	% Change	Thru 7-2022	Thru 7-2023	% Change
New Listings	72	70	-2.80%	688	434	-36.90%
Sales	33	36	9.10%	329	261	-20.70%
Median Sales Price*	\$1,275,000	\$1,258,707	-1.30%	\$1,415,000	\$1,285,000	-9.20%
Average Sales Price*	\$1,364,547	\$1,286,955	-5.70%	\$1,529,118	\$1,360,626	-11.00%
Townhouse/Condo	July			Year to Date		
Key Metrics	2022	2023	% Change	Thru 7-2022	Thru 7-2023	% Change
New Listings	62	74	19.40%	601	357	-40.60%
Sales	22	28	27.30%	325	248	-23.70%
Median Sales Price*	\$792,500	\$872,500	10.10%	\$960,000	\$895,000	-6.80%
Average Sales Price*	\$819,427	\$854,736	4.30%	\$965,498	\$870,122	-9.90%

* 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.

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.