

Kawartha lakes Bobcaygeon, Fenelon, Coboconk



Data provided by the Kawartha Lakes Real Estate Association.

January Sales 2010 showed a marked improvement over over the same period last year reporting a 45% increase which represents 5 additional sales. The average price however dropped 27% from the same period in 2009 to \$163,700 from \$223,500. Listing inventory for the same period is virtually unchanged but still down 4%.

February Sales 2010 saw another improvement over 2009 up 19% which represents 4 additional units for the same period. The average price for the month rebounded quite strong coming in at \$210,880 a 12.6% improvement for the same period last year which was \$184,170, Inventory units have shown no changed over the 2009 figures. This will be key indicator of the success of a rebounding market in 2010.

March Sales 2010 slipped slightly downward by 22% (7 units) over the same period last year. The average price was almost unchanged at \$217,900 compared to \$212,500 for March 2009 which is pointing to a stabilizing market for 2010. Available properties for sale took a huge jump this month over last years number by 51% representing an additional 47 units, again another reflection of confidence in marketplace.

April Sales 2010 reached 36 units a 63.6% improvement over the same period last year. The average price also improved by almost 20% to \$251,000 and listing inventory took yet another upward swing of 12% over last year.

May Sales 2010 slipped slightly to 34 units which represents a 40% decrease for the same period last year which recorded 57 units. The average price climbed to \$235,600 a 14% jump over the 2009 figures for May at \$206,190. Listing inventory continues to swell over 2009 figures by 14% offering a good selection of available properties. With sales declining and inventory levels rising it is pointing to an excellent opportunity for todays buyer.

continued

Linda How Sales Representative 1-888-780-1118

Re/Max County Town Realty Inc. | Fenelon Falls 705-887-5440

Email: How@KawarthaHomes.com | Websites: KawarthaHomes.com | KawarthaCottages.net

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Overall Market Summary Year To Date

Unit Sales: declined by 5% over 2009

Average Price: saw a marginal improvement of 4%

Active Listings: good activity 20% to 491 units

